

UTICA

NORTHPOINTE SHOPPING CENTER
M-59/Hall Road & Schoenherr
Utica, MI 48047



DEMOGRAPHICS

	3 mi	5 mi	10 mi
Pop	103,888	253,123	809,100
HH	43,521	101,043	325,753
Ave HH Inc	\$107,643	\$114,086	\$114,111

TRAFFIC COUNTS

M-59/Hall Rd. 109,248 ADT
Schoenherr Rd. 48,852 ADT

TOTAL CENTER GLA: 176,918 sf

PROPERTY FEATURES

Located in one of the fastest growing communities in Macomb County, this site is close to M-53, M-59 and I-94. With exceptional traffic volumes and located near The Mall at Partridge Creek. It is also close to super traffic drivers such as local community colleges, universities and major medical centers.

Other tenants include PetSmart, Ollie's Bargain Outlet, Kurtis Kitchen and Bath, and Salvation Army.



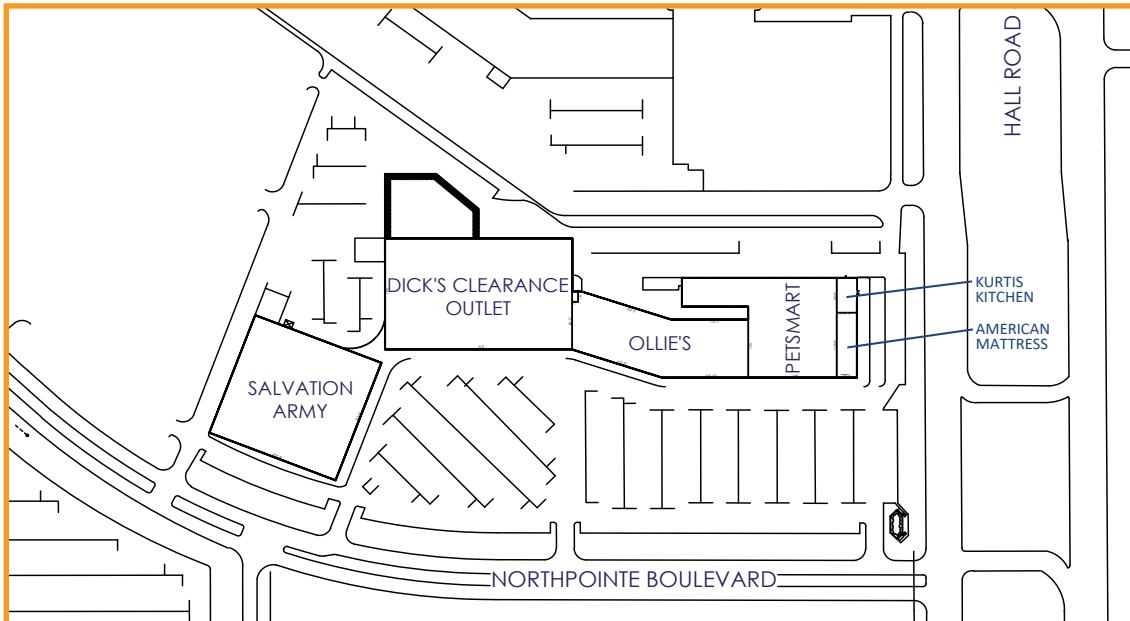
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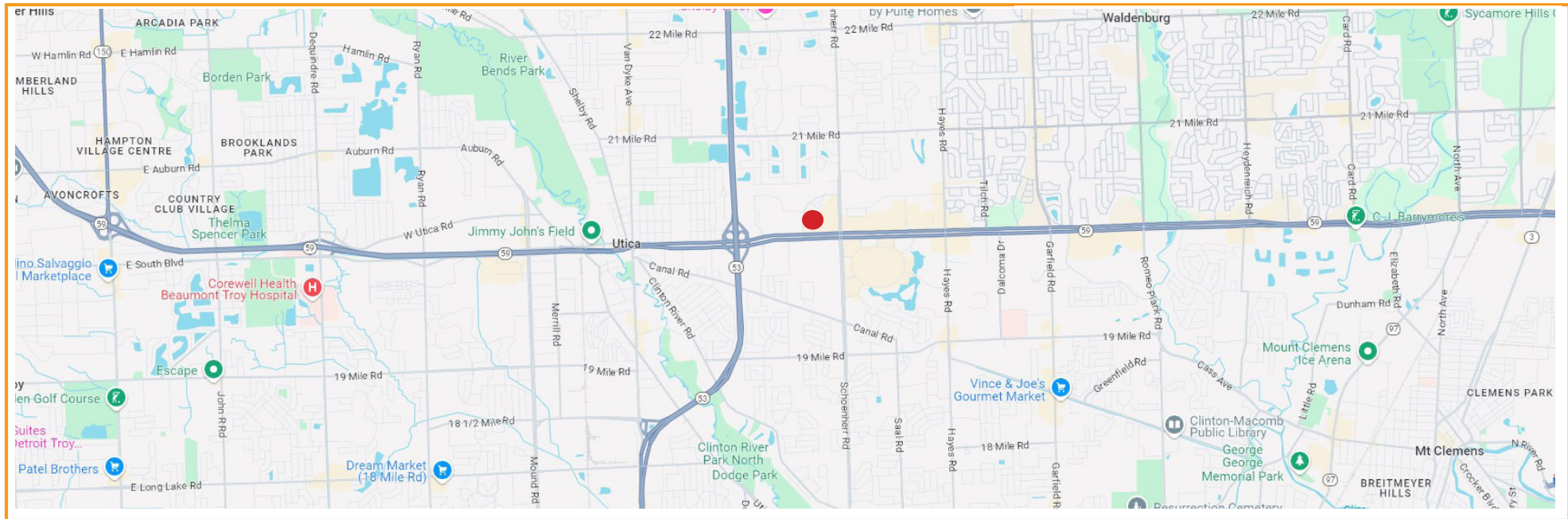


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SUITE	TENANT	SQFT
C-100	Salvation Army	49,248
B-200	Dick's Clearance Outlet	59,850
B-100	Ollie's Bargain Outlet	29,946
A-50	PetSmart	31,974
A-40	American Mattress	3,813
A-41	Kurtis Kitchen & Bath	2,087



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