

# AVAILABLE

1925 Vernier, Grosse Pointe Woods, MI



## SUMMARY

- Located in Grosse Pointe Woods on the south side of Vernier / 8 Mile Rd just west of the corner at Mack. Ave
- All Traffic from I-94 the expressway passes this site just before getting to Mack.
- Former “water based” Dry Cleaners No environmental issues.

## HIGHLIGHTS

- +/- 3000 SF with +/- 40 ft frontage

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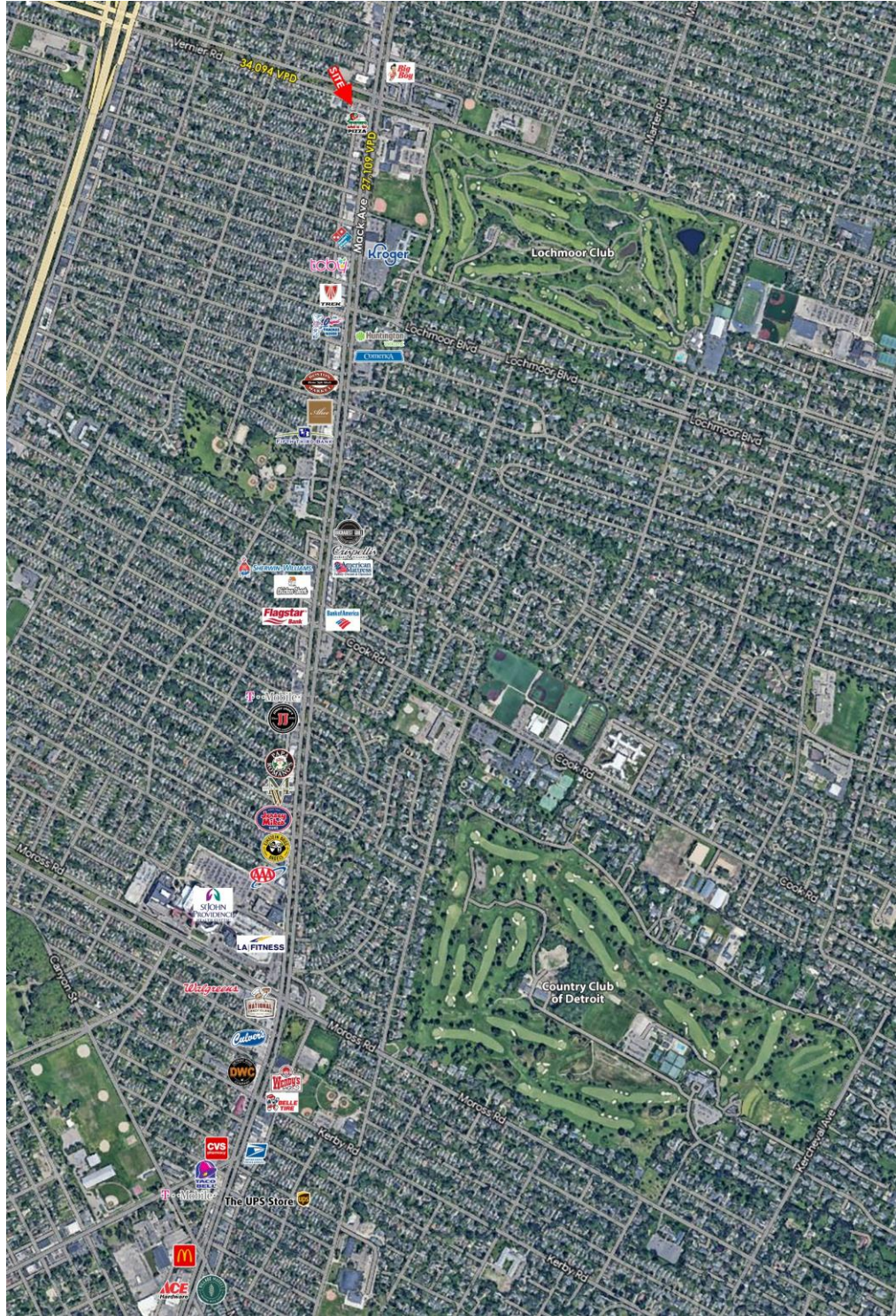
SEAN VON SCHWARZ 313.962.2800 [sean@sbre1.com](mailto:sean@sbre1.com)

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## HIGH AERIAL



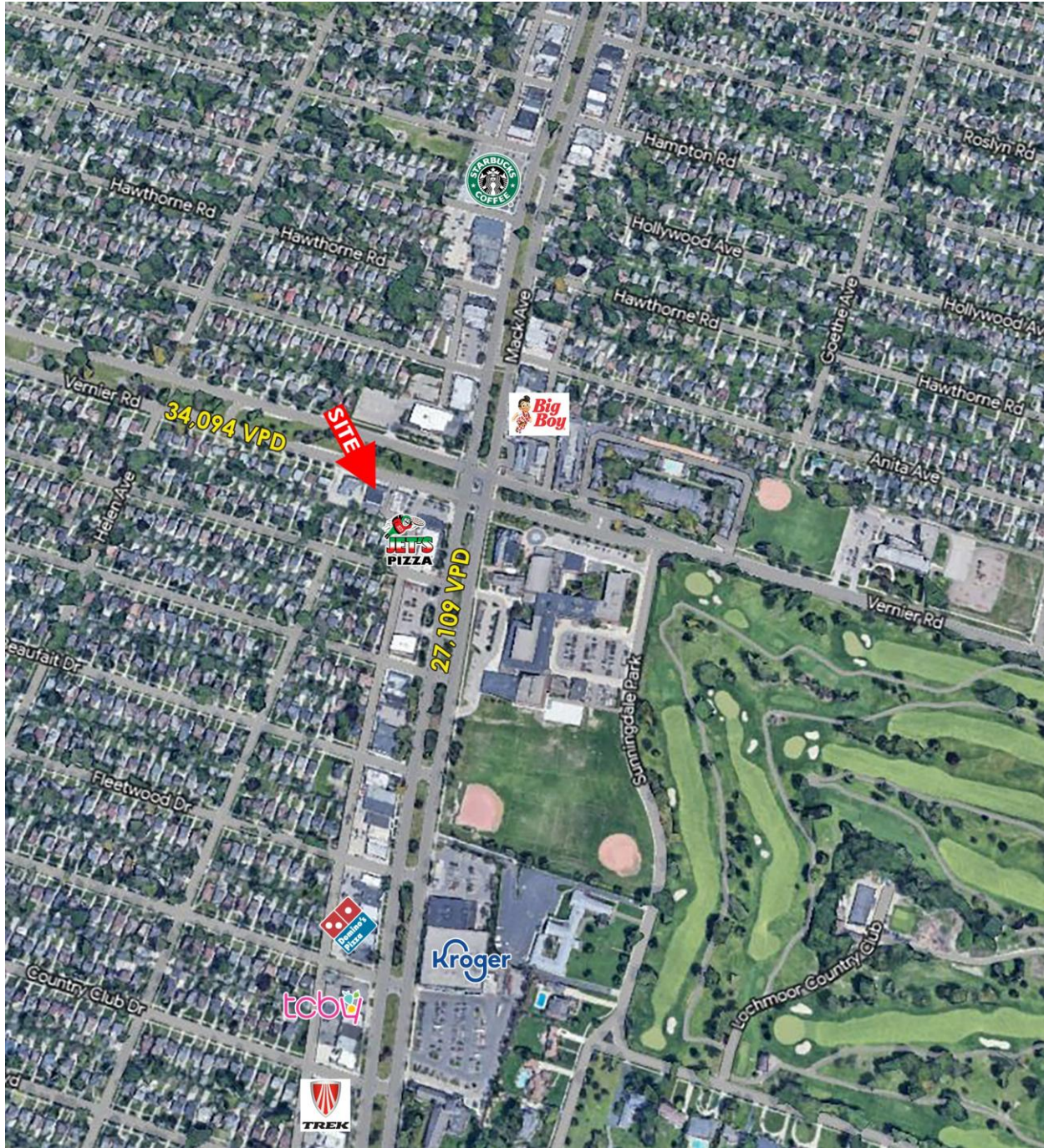
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## LOW AERIAL



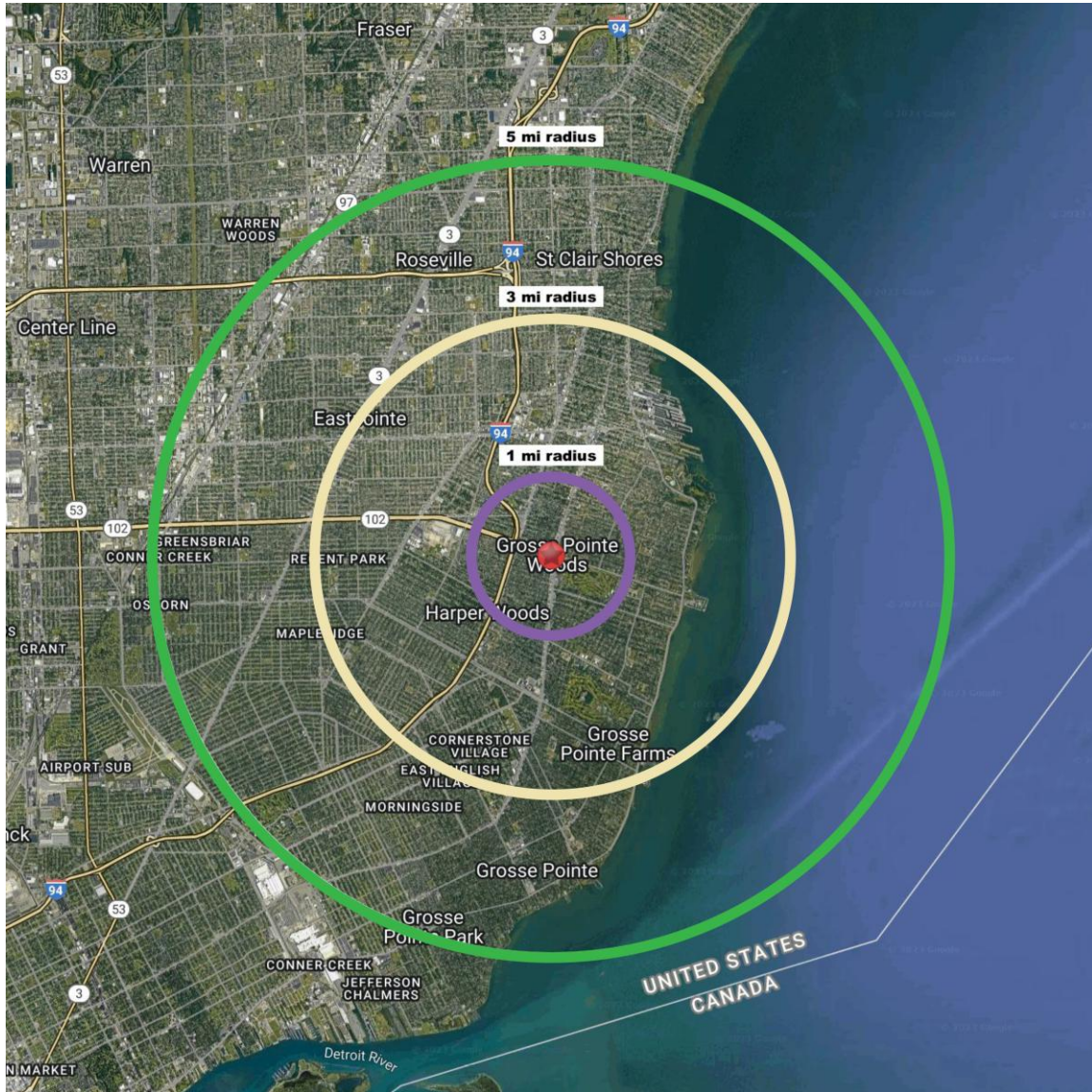
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## DEMOGRAPHICS



Area Demographics	1Mile	3 Mile	5 Mile	Area Demographics	1Mile	3 Mile	5 Mile
Est Population (2025)	17,381	126,464	272,791	Total Businesses	690	4,327	8,501
Average HH Income	\$114,118	\$99,903	\$94,484	Daytime Population	4,864	30,410	64,835
Households	7,286	50,757	108,263				
Median Age	41.2	38.6	37.8				

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