

31779 Middlebelt rd., Farmington Hills, Michigan 48334

MLS#: **2220041803**
 Status: **Active**

Prop Type: **Business Opportunity**

LP: **\$59,000**
 OLP: **\$79,000**



Location Information

County: **Oakland**
 Village: **Farmington Hills**
 Mailing City: **Farmington Hills**
 MLS Area: **02231 - Farmington Hills**
 School Dist: **Farmington**
 Location: **n of n of northwestern/w of Middlebelt**
 Directions: **northwestern to Middlebelt**

Lot Information

Acreage: **0**
 Lot Dim: **business only**
 Road Frt Feet: **100**
 Water Frt Ft:
 Side of Str:

General Information

Year Built/Rmd: **2022**
 #Units/ \$ Lsd: **0 / -%**
 # Loft Units:
 # Eff/Std Units:
 # 1 BR Units:
 # 2 BR Units:
 # 3 BR Units:
 # 4 BR Units:
 Encroachments: **No**

Business Information

Zoning: **Commercial**
 Current Use: **Commercial, Convenience Store, Smoke shop**
 Bus Type:
 Licenses:
 Rent Incl:
 Inv List:
 Inv Incl: **No**
 APOD Avail:

Zone Conform:
 Rent Cert'd:
 Restrictions:

Income and Expenses

Monthly Sales: **\$20,000**
 Annl Net Inc: **\$100,000**
 Annl Gross Inc: **\$240,000**
 Annl Oper Exp: **0**

Access To / Distance To

Airport:
 Interstate: **No**
 Railroad:
 Waterway:

Square Footage

Est Sqft Ttl: **3,000**
 Est Sqft Main: **1,200**
 Est Sqft Office: **2,000**

Listing Information

Listing Date: **05/31/2022** Pending Date:
 Terms Offered: **Cash, Conventional**
 Access: **Appointment**
 Off Mkt Date:
 Exclusions:
 Possession: **At Close**
 Trans Type: **Sale**
 Short Sale: **No**

Features

Arch Level: **1 Story**
 Foundation: **Slab**
 Foundation Ft:
 Fencing:
 Heating Fuel: **Natural Gas**
 Water Source: **Public (Municipal)**
 Out Buildings:
 Exterior: **Brick**
 Foundation Mtrl: **Poured**
 Heating: **Forced Air**
 Plant Heating:
 Sewer: **Public Sewer (Sewer-Sanitary)**
 Road Frontage: **Paved**

Unit Information

Unit Type	Baths	Lavs	Square Ft	Furnished	# of Unit Type	Rent
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Legal/Tax/Financial

Property ID: **1111111**
 Tax Summer: **\$**
 SEV: **0.00**
 Legal Desc: **lease**
 Tax Winter: **\$**
 Taxable Value:
 Ownership: **Standard (Private)**
 Other/Spec Asmt:
 Occupant: **Tenant**

Office Information

Office: **Keller Williams Home**

Remarks

Pub Rmks: **location location location This Smoke shop has great potential to get to the next level! The owner must sell asap do to personnel issues The store does not have lottery snack or beverages. The inventory is super low. The store is very neglected and has been open for a very short time! This store in conveniently located across from a major office complex and on a major road land contract available with 50% down.**