



PRIME MIXED-USE SPACE FOR SALE

2 STRUCTURES | .86 ACRES AVAILABLE



**41370,
41455-41390
W TEN Mile Rd
NOVI, MI 48375**

**.86 ACRES
AVAILABLE FOR SALE**

**HARD CORNER
\$1,450,000**

PROPERTY HIGHLIGHTS



Flexible Commercial Footprint

Multi-structure setup featuring a 510 SF commercial retail building, a 2,990 SF total zoned commercial office, and an additional 841 SF commercial retail unit.



Versatile Building Mix

510 SF Retail Structure
2,990 SF Zoned Commercial Office
841 SF Zoned Commercial Retail



Strategic Ten Mile Road Positioning

Excellent street-front visibility and direct access on Ten Mile Rd, positioned perfectly within a high-traffic commercial corridor.



Multi-Parcel Potential

Includes an individual adjacent parcel layout at 41370 Ten Mile Rd, offering unique standalone commercial retail or expansion opportunities.



Diverse Income & Owner-User Flexibility

Multiple independent structures allow an investor to generate multiple revenue streams or give an owner-user the flexibility to operate while leasing out the remaining space.

For more information, please contact:

BRIAN CRAWFORD

(248) 561-9586

crawford@crabillco.com

CRABILL & COMPANY

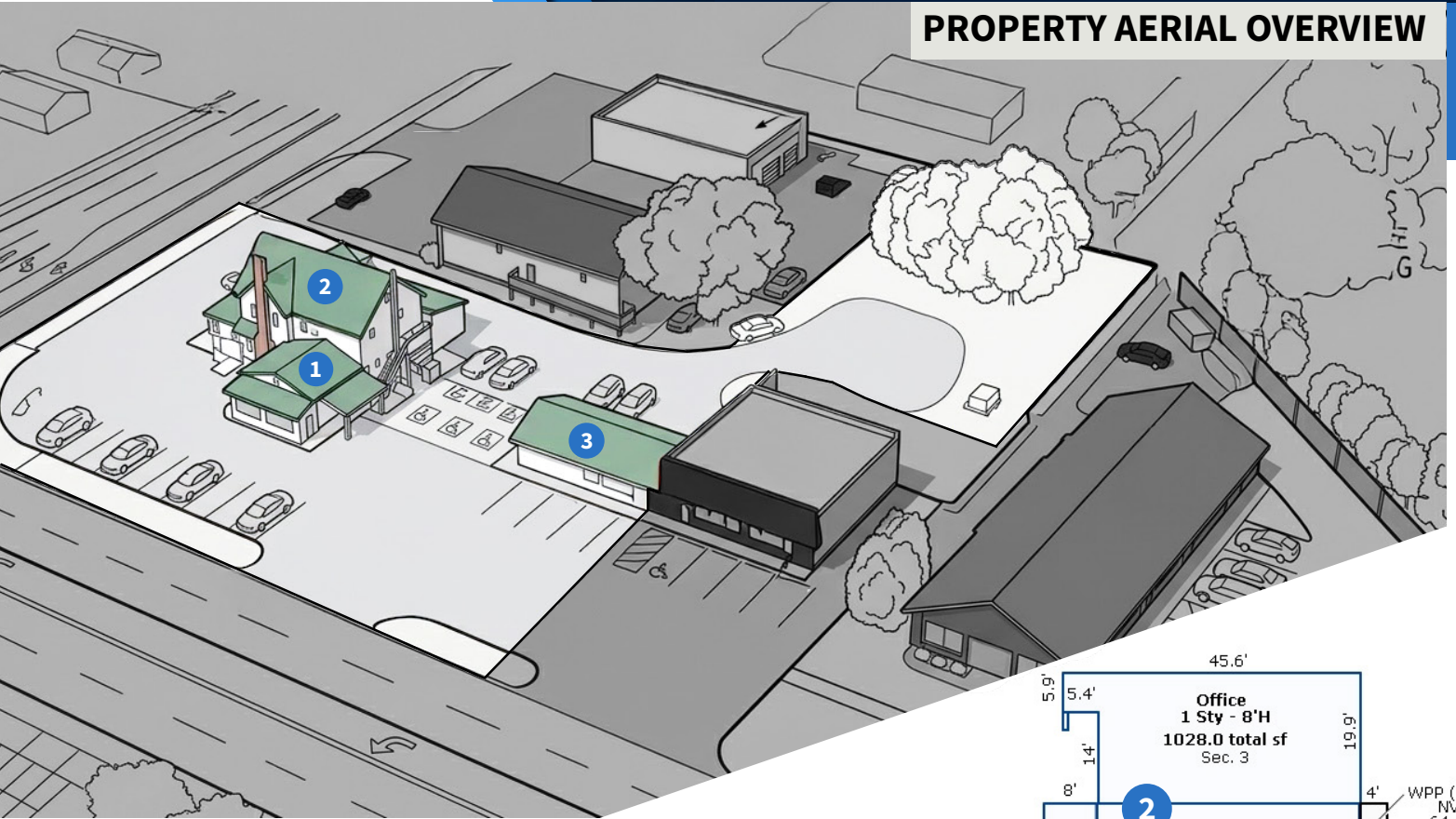
(734) 261-8200

33640 Schoolcraft Rd.
Livonia, MI 48150

PRIME MIXED-USE SPACE FOR SALE

BLUEPRINT & FLOOR PLANS

PROPERTY AERIAL OVERVIEW



1

510 SF Commercial Retail Structure

1-story building with variable 8-foot to 10-foot ceiling heights, featuring dedicated sales space.

2

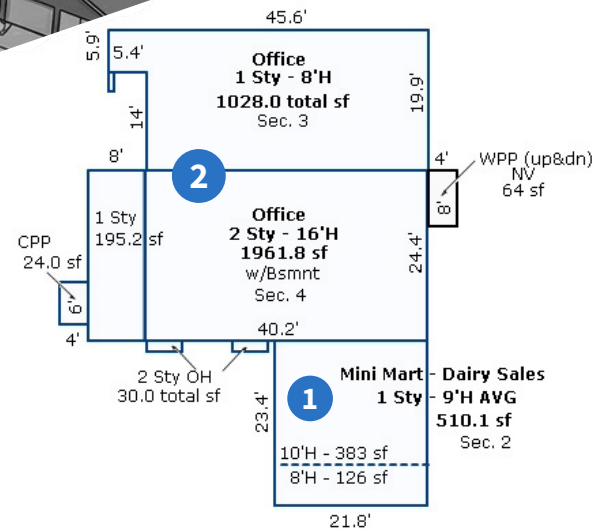
2,990 SF Total Zoned Commercial Office

Features a 1,028 SF 1-story office wing and a 1,962 SF 2-story main office structure with a basement.

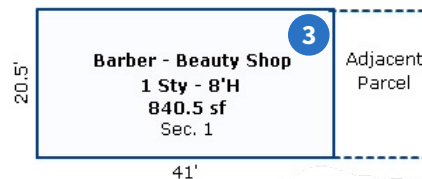
3

841 SF Zoned Commercial Retail

1-story layout with 8-foot ceiling heights located on an individual parcel at 41370 Ten Mile Rd.



41455 - 41390 TEN MILE RD.



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