

SUNNY J PLAZA 31222 - 31258 ECORSE ROAD ROMULUS, MICHIGAN

FOR LEASE

SPACE SIZE:
1,000 - 10,000 SQ. FT.

AVAILABLE:
IMMEDIATELY

ZONING:
COMMERCIAL

TRAFFIC COUNTS:
ECORSE, EAST OF
MERRIMAN- 17,001

MERRIMAN, NORTH OF
ECORSE- 24,395

ECORSE, WEST OF
MERRIMAN- 12,322

MERRIMAN, SOUTH OF
ECORSE- 24,100



FORMER BAR/RESTAURANT

GOOD VISIBILITY



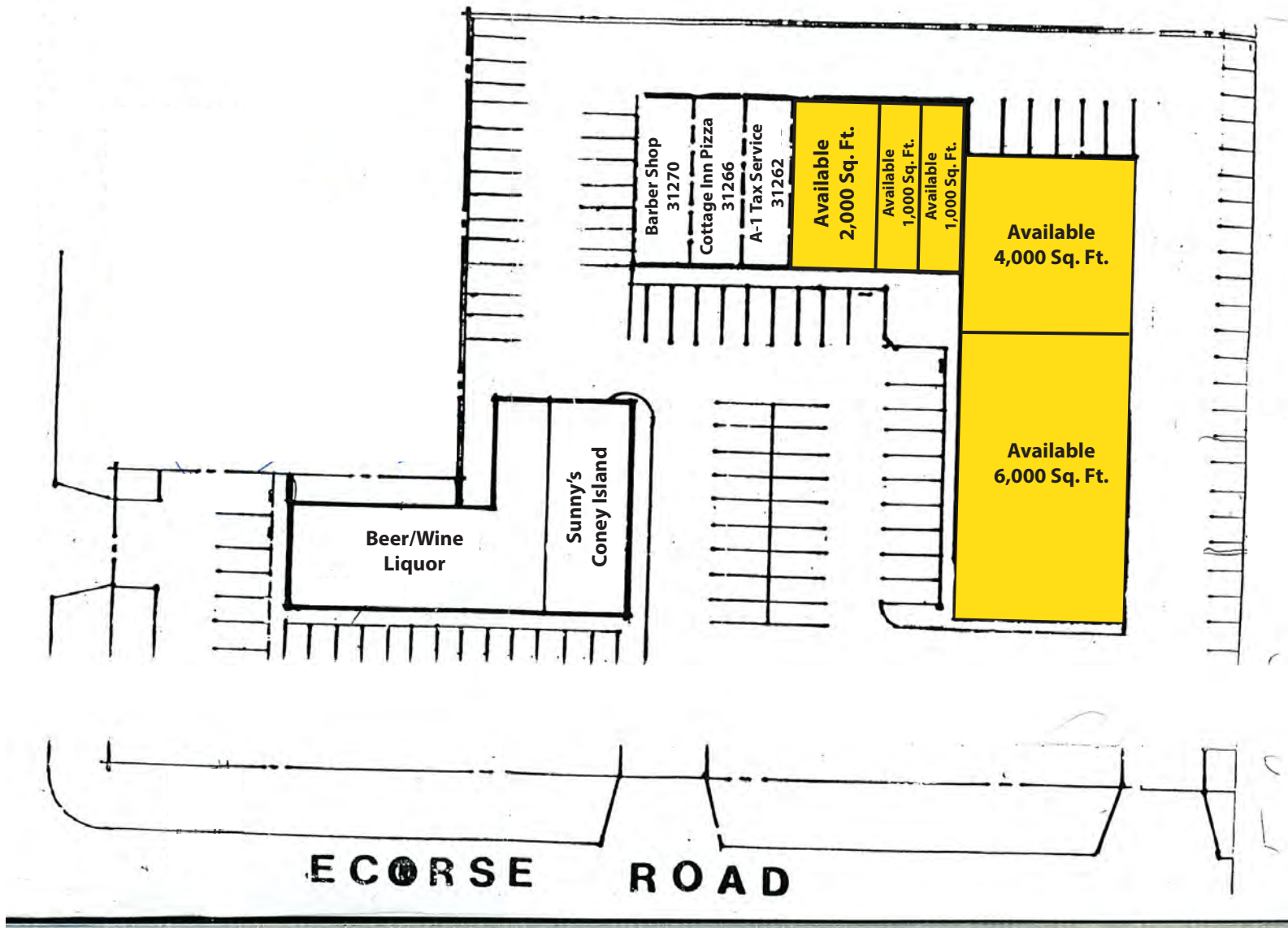
CONTACT:
PAUL LICHTENBERG
PLICHTENBERG@LUDWIGSEELEY.COM
&
DOUG LACOUVER
DLACOUVER@LUDWIGSEELEY.COM

DEMOGRAPHICS	CATEGORY	1 MILE:	3 MILE:	5 MILE:
	POPULATION	1,722	46,271	176,490
	AVERAGE INCOME	\$48,894	\$43,096	\$50,776
	HOUSEHOLDS	676	17,645	68,505

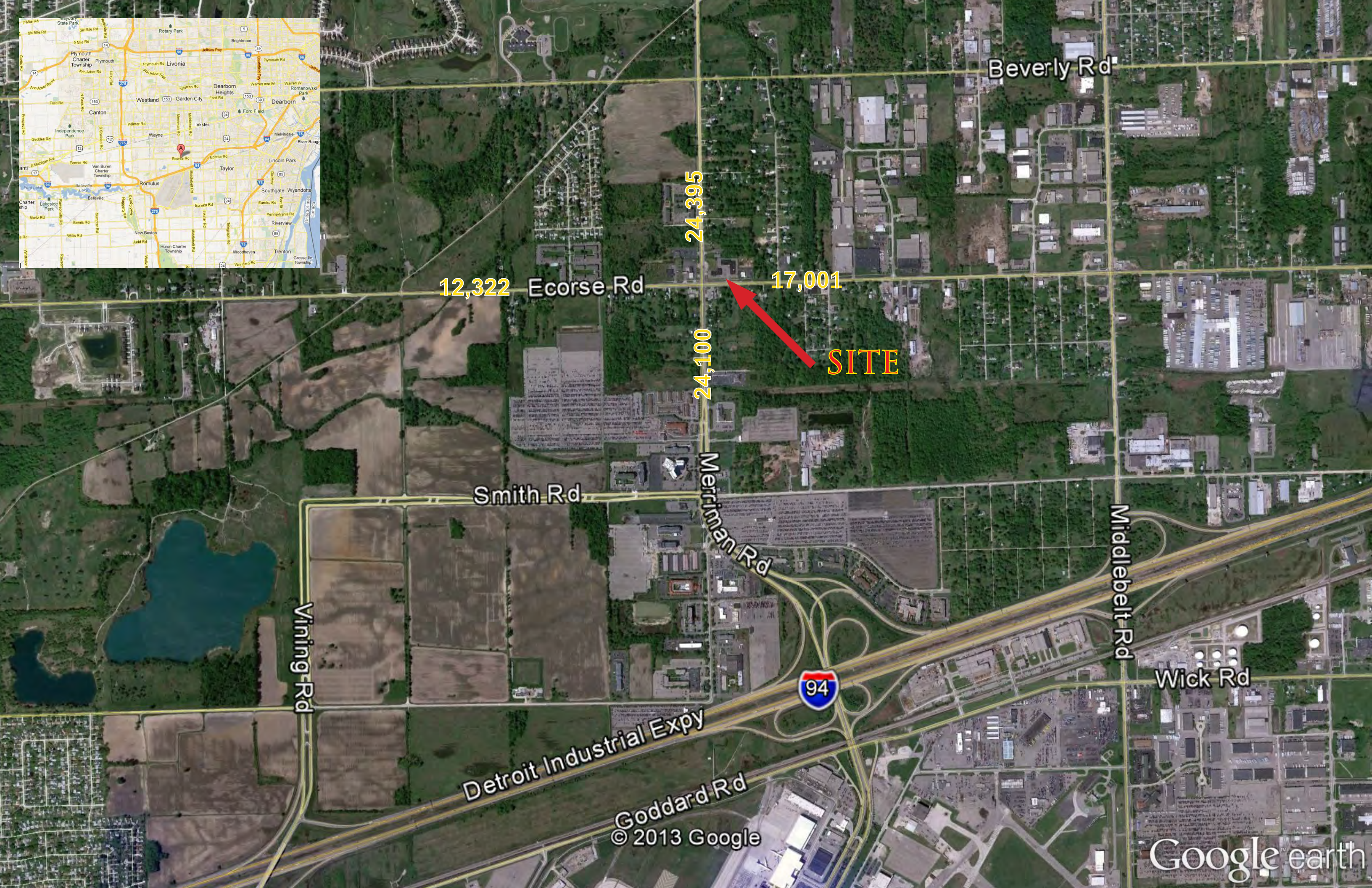
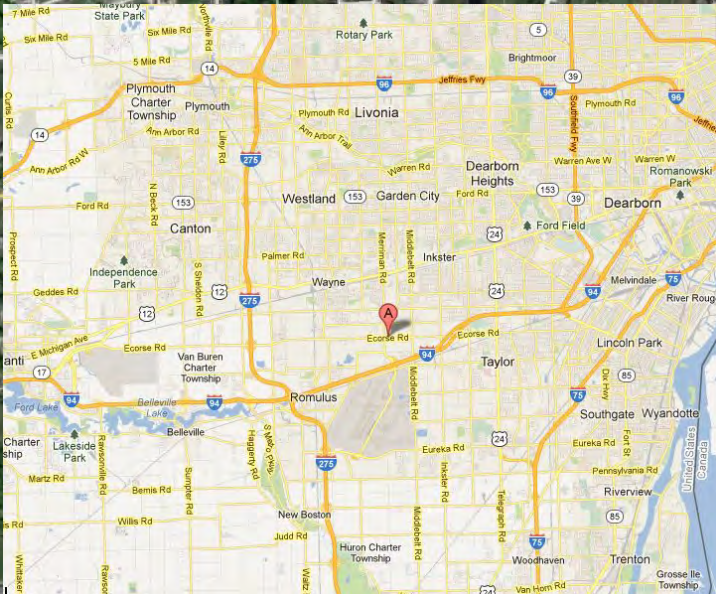
Ludwig & Seeley

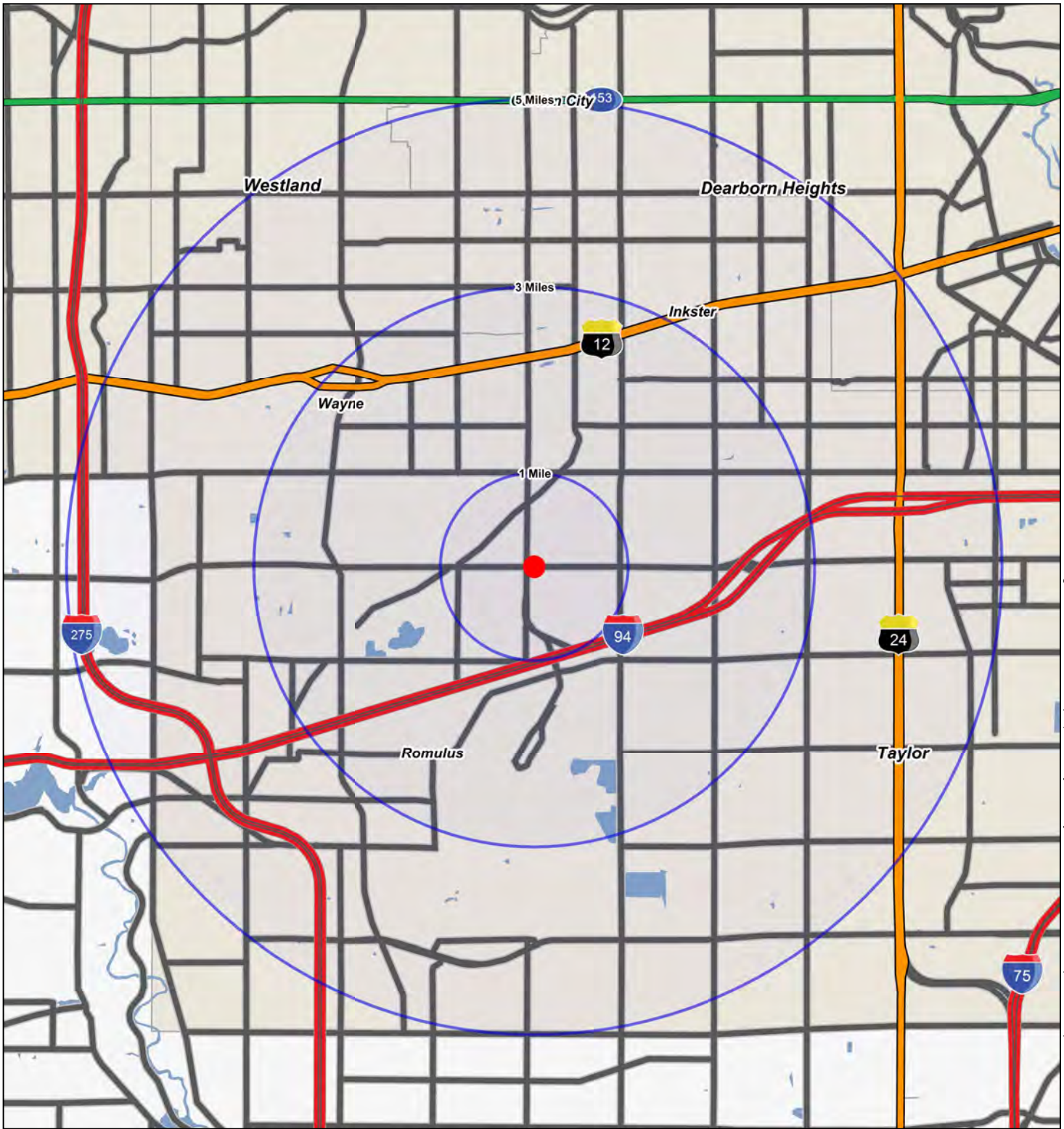
REAL ESTATE

29580 NORTHWESTERN HWY. SUITE 110 SOUTHFIELD MI 48034
PHONE: 248.750.1700 FAX: 248.750.1771
WWW.LUDWIGSEELEY.COM



SUPER J PLAZA
31222 - 31258 ECORSE ROAD
ROMULUS, MICHIGAN





Lat: 83.3464 Lon: 42.253 Zoom: 11.01 mi

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31222 - 31258 Ecorse Road Romulus, MI

May 2013

EXPANDED PROFILE

2000-2010 Census, 2013 Estimates with 2018 Projections

Calculated using Proportional Block Groups



Lat/Lon: 42.2529/-83.3460

RF5

31222 Ecorse Rd

	1 mi radius	3 mi radius	5 mi radius
Population			
Estimated Population (2013)	1,772	46,271	176,490
Projected Population (2018)	1,682	43,959	167,569
Census Population (2010)	1,808	47,218	180,145
Census Population (2000)	1,719	50,070	190,437
Projected Annual Growth (2013 to 2018)	-90 -1.0%	-2,312 -1.0%	-8,922 -1.0%
Historical Annual Growth (2010 to 2013)	-37 -0.7%	-947 -0.7%	-3,655 -0.7%
Historical Annual Growth (2000 to 2010)	89 0.5%	-2,851 -0.6%	-10,292 -0.5%
Estimated Population Density (2013)	564 <i>psm</i>	1,637 <i>psm</i>	2,248 <i>psm</i>
Trade Area Size	3.14 <i>sq mi</i>	28.26 <i>sq mi</i>	78.51 <i>sq mi</i>
Households			
Estimated Households (2013)	676	17,645	68,505
Projected Households (2018)	643	16,792	65,187
Census Households (2010)	690	18,011	69,928
Census Households (2000)	650	18,572	72,025
Estimated Households with Children (2013)	253 37.4%	6,340 35.9%	23,614 34.5%
Estimated Average Household Size (2013)	2.60	2.57	2.55
Average Household Income			
Estimated Average Household Income (2013)	\$48,894	\$43,096	\$50,776
Projected Average Household Income (2018)	\$51,393	\$45,252	\$53,321
Estimated Average Family Income (2013)	\$57,214	\$48,872	\$57,747
Median Household Income			
Estimated Median Household Income (2013)	\$40,923	\$38,043	\$44,672
Projected Median Household Income (2018)	\$43,406	\$40,538	\$47,253
Estimated Median Family Income (2013)	\$53,047	\$44,410	\$52,895
Per Capita Income			
Estimated Per Capita Income (2013)	\$19,351	\$16,975	\$20,100
Projected Per Capita Income (2018)	\$20,373	\$17,855	\$21,155
Estimated Per Capita income 5 Year Growth	\$1,021 5.3%	\$880 5.2%	\$1,055 5.2%
Estimated Average Household Net Worth (2013)	\$340,275	\$315,899	\$366,869
Daytime Demos (2013)			
Total Businesses	168	1,518	4,926
Total Employees	2,697	22,559	64,830
Company Headquarter Businesses	- -	6 0.4%	16 0.3%
Company Headquarter Employees	- -	130 0.6%	1,640 2.5%
Employee Population per Business	16.1	14.9	13.2
Residential Population per Business	10.5	30.5	35.8

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RF5

31222 Ecorse Rd

1 mi radius

3 mi radius

5 mi radius

Race & Ethnicity

White (2013)	688	38.9%	25,038	54.1%	119,277	67.6%
Black or African American (2013)	948	53.5%	18,302	39.6%	46,337	26.3%
American Indian or Alaska Native (2013)	7	0.4%	234	0.5%	863	0.5%
Asian (2013)	21	1.2%	574	1.2%	3,003	1.7%
Hawaiian or Pacific Islander (2013)	-	-	23	-	54	-
Other Race (2013)	16	0.9%	528	1.1%	1,795	1.0%
Two or More Races (2013)	91	5.2%	1,572	3.4%	5,160	2.9%
Not Hispanic or Latino Population (2013)	1,718	97.0%	44,571	96.3%	169,236	95.9%
Hispanic or Latino Population (2013)	53	3.0%	1,699	3.7%	7,255	4.1%
Not Hispanic or Latino Population (2018)	1,621	96.4%	42,046	95.6%	159,488	95.2%
Hispanic or Latino Population (2018)	60	3.6%	1,913	4.4%	8,081	4.8%
Not Hispanic or Latino Population (2010)	1,757	97.2%	45,581	96.5%	173,143	96.1%
Hispanic or Latino Population (2010)	51	2.8%	1,637	3.5%	7,002	3.9%
Not Hispanic or Latino Population (2000)	1,687	98.1%	49,017	97.9%	185,743	97.5%
Hispanic or Latino Population (2000)	32	1.9%	1,052	2.1%	4,694	2.5%
Projected Hispanic Annual Growth (2013 to 2018)	7	2.7%	214	2.5%	826	2.3%
Historic Hispanic Annual Growth (2000 to 2013)	21	5.1%	647	4.7%	2,561	4.2%

Age Distribution (2013)

Age Under 5	120	6.8%	3,198	6.9%	11,863	6.7%
Age 5 to 9 Years	116	6.6%	3,300	7.1%	11,604	6.6%
Age 10 to 14 Years	131	7.4%	3,291	7.1%	12,077	6.8%
Age 15 to 19 Years	141	7.9%	3,337	7.2%	12,262	6.9%
Age 20 to 24 Years	130	7.4%	3,164	6.8%	12,289	7.0%
Age 25 to 29 Years	92	5.2%	2,941	6.4%	11,535	6.5%
Age 30 to 34 Years	103	5.8%	3,030	6.5%	11,583	6.6%
Age 35 to 39 Years	120	6.8%	3,029	6.5%	11,500	6.5%
Age 40 to 44 Years	126	7.1%	3,178	6.9%	12,032	6.8%
Age 45 to 49 Years	130	7.3%	3,279	7.1%	12,665	7.2%
Age 50 to 54 Years	138	7.8%	3,353	7.2%	12,878	7.3%
Age 55 to 59 Years	125	7.1%	3,022	6.5%	11,684	6.6%
Age 60 to 64 Years	104	5.9%	2,640	5.7%	10,063	5.7%
Age 65 to 74 Years	122	6.9%	3,189	6.9%	12,536	7.1%
Age 75 to 84 Years	55	3.1%	1,585	3.4%	7,001	4.0%
Age 85 Years or Over	19	1.1%	736	1.6%	2,921	1.7%
Median Age	36.1		35.5		36.4	

Gender Age Distribution (2013)

Female Population	904	51.1%	24,008	51.9%	91,045	51.6%
Age 0 to 19 Years	256	28.3%	6,403	26.7%	23,249	25.5%
Age 20 to 64 Years	549	60.7%	14,358	59.8%	54,729	60.1%
Age 65 Years or Over	99	11.0%	3,247	13.5%	13,067	14.4%
Female Median Age	36.0		36.8		37.7	
Male Population	867	48.9%	22,263	48.1%	85,445	48.4%
Age 0 to 19 Years	252	29.1%	6,723	30.2%	24,556	28.7%
Age 20 to 64 Years	518	59.8%	13,277	59.6%	51,499	60.3%
Age 65 Years or Over	96	11.1%	2,263	10.2%	9,390	11.0%
Male Median Age	36.1		34.0		34.9	

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RF5

31222 Ecorse Rd

	1 mi radius		3 mi radius		5 mi radius	
Household Income Distribution (2013)						
HH Income \$200,000 or More	13	1.9%	182	1.0%	1,272	1.9%
HH Income \$150,000 to \$199,999	7	1.0%	148	0.8%	838	1.2%
HH Income \$100,000 to \$149,999	78	11.5%	1,163	6.6%	5,802	8.5%
HH Income \$75,000 to \$99,999	65	9.7%	1,507	8.5%	7,926	11.6%
HH Income \$50,000 to \$74,999	121	17.9%	3,025	17.1%	13,203	19.3%
HH Income \$35,000 to \$49,999	91	13.4%	3,348	19.0%	12,317	18.0%
HH Income \$25,000 to \$34,999	107	15.8%	2,529	14.3%	8,238	12.0%
HH Income \$15,000 to \$24,999	81	12.0%	2,286	13.0%	8,507	12.4%
HH Income Under \$15,000	114	16.8%	3,457	19.6%	10,402	15.2%
HH Income \$35,000 or More	375	55.4%	9,373	53.1%	41,358	60.4%
HH Income \$75,000 or More	163	24.0%	3,000	17.0%	15,838	23.1%
Housing (2013)						
Total Housing Units	768		20,405		76,513	
Housing Units Occupied	676	88.0%	17,645	86.5%	68,505	89.5%
Housing Units Owner-Occupied	403	59.5%	10,706	60.7%	46,385	67.7%
Housing Units, Renter-Occupied	273	40.5%	6,940	39.3%	22,121	32.3%
Housing Units, Vacant	92	12.0%	2,760	13.5%	8,008	10.5%
Marital Status (2013)						
Never Married	729	51.9%	17,047	46.7%	59,695	42.4%
Currently Married	506	36.1%	14,525	39.8%	63,943	45.4%
Separated	42	3.0%	991	2.7%	3,363	2.4%
Widowed	1	0.1%	697	1.9%	2,397	1.7%
Divorced	126	8.9%	3,222	8.8%	11,549	8.2%
Household Type (2013)						
Population Family	1,414	79.8%	36,521	78.9%	141,939	80.4%
Population Non-Family	342	19.3%	8,761	18.9%	32,791	18.6%
Population Group Quarters	16	0.9%	989	2.1%	1,760	1.0%
Family Households	442	65.4%	11,480	65.1%	45,388	66.3%
Non-Family Households	234	34.6%	6,165	34.9%	23,118	33.7%
Married Couple with Children	116	22.8%	2,748	18.9%	12,096	18.9%
Average Family Household Size	3.2		3.2		3.1	
Household Size (2013)						
1 Person Households	186	27.5%	5,092	28.9%	19,105	27.9%
2 Person Households	205	30.3%	5,151	29.2%	20,981	30.6%
3 Person Households	113	16.7%	3,089	17.5%	12,046	17.6%
4 Person Households	97	14.3%	2,278	12.9%	9,049	13.2%
5 Person Households	43	6.4%	1,216	6.9%	4,454	6.5%
6 or More Person Households	32	4.8%	819	4.6%	2,871	4.2%
Household Vehicles (2013)						
Households with 0 Vehicles Available	69	10.2%	1,985	11.2%	6,380	9.3%
Households with 1 Vehicles Available	290	42.9%	7,786	44.1%	26,837	39.2%
Households with 2 or More Vehicles Available	317	46.9%	7,875	44.6%	35,288	51.5%
Total Vehicles Available	1,049		26,582		113,358	
Average Vehicles Per Household	1.6		1.5		1.7	

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1 mi radius

3 mi radius

5 mi radius

Labor Force (2013)

Estimated Labor Population Age 16 Years or Over	1,379		35,835		138,493	
Estimated Civilian Employed	806	58.4%	18,867	52.6%	76,839	55.5%
Estimated Civilian Unemployed	146	10.6%	3,070	8.6%	10,436	7.5%
Estimated in Armed Forces	-	-	10	-	27	-
Estimated Not in Labor Force	427	31.0%	13,889	38.8%	51,192	37.0%
Unemployment Rate	10.6%		8.6%		7.5%	

Occupation (2010)

Occupation: Population Age 16 Years or Over	777		17,750		72,314	
Management, Business, Financial Operations	97	12.4%	1,616	9.1%	6,767	9.4%
Professional, Related	124	15.9%	2,422	13.6%	12,283	17.0%
Service	144	18.5%	4,183	23.6%	15,383	21.3%
Sales, Office	162	20.8%	4,352	24.5%	18,759	25.9%
Farming, Fishing, Forestry	1	0.2%	47	0.3%	159	0.2%
Construct, Extraction, Maintenance	72	9.3%	1,620	9.1%	6,232	8.6%
Production, Transport Material Moving	178	22.9%	3,509	19.8%	12,730	17.6%
White Collar Workers	49.1%		47.3%		52.3%	
Blue Collar Workers	50.9%		52.7%		47.7%	

Consumer Expenditure (2013)

Total Household Expenditure	\$29.1 M		\$700 M		\$3.02 B	
Total Non-Retail Expenditure	\$16.6 M	57.1%	\$398 M	56.9%	\$1.72 B	57.0%
Total Retail Expenditure	\$12.5 M	42.9%	\$302 M	43.1%	\$1.30 B	43.0%
Apparel	\$1.40 M	4.8%	\$33.5 M	4.8%	\$144 M	4.8%
Contributions	\$1.05 M	3.6%	\$24.7 M	3.5%	\$107 M	3.5%
Education	\$661 K	2.3%	\$15.7 M	2.2%	\$67.2 M	2.2%
Entertainment	\$1.62 M	5.5%	\$38.6 M	5.5%	\$167 M	5.5%
Food and Beverages	\$4.55 M	15.6%	\$110 M	15.7%	\$472 M	15.6%
Furnishings and Equipment	\$1.25 M	4.3%	\$29.6 M	4.2%	\$129 M	4.3%
Gifts	\$735 K	2.5%	\$17.5 M	2.5%	\$75.8 M	2.5%
Health Care	\$1.85 M	6.4%	\$45.1 M	6.4%	\$193 M	6.4%
Household Operations	\$992 K	3.4%	\$23.4 M	3.3%	\$102 M	3.4%
Miscellaneous Expenses	\$493 K	1.7%	\$12.0 M	1.7%	\$51.6 M	1.7%
Personal Care	\$425 K	1.5%	\$10.2 M	1.5%	\$44.0 M	1.5%
Personal Insurance	\$288 K	1.0%	\$6.82 M	1.0%	\$29.6 M	1.0%
Reading	\$94.9 K	0.3%	\$2.28 M	0.3%	\$9.85 M	0.3%
Shelter	\$5.65 M	19.4%	\$136 M	19.4%	\$585 M	19.4%
Tobacco	\$208 K	0.7%	\$5.14 M	0.7%	\$21.8 M	0.7%
Transportation	\$5.76 M	19.8%	\$138 M	19.7%	\$601 M	19.9%
Utilities	\$2.12 M	7.3%	\$51.5 M	7.4%	\$220 M	7.3%

Educational Attainment (2013)

Adult Population Age 25 Years or Over	1,133		29,981		116,396	
Elementary (Grade Level 0 to 8)	36	3.1%	1,447	4.8%	5,029	4.3%
Some High School (Grade Level 9 to 11)	61	5.4%	4,362	14.6%	14,370	12.3%
High School Graduate	502	44.3%	11,738	39.2%	45,224	38.9%
Some College	322	28.4%	7,651	25.5%	29,495	25.3%
Associate Degree Only	46	4.0%	1,579	5.3%	6,798	5.8%
Bachelor Degree Only	103	9.1%	2,173	7.2%	10,487	9.0%
Graduate Degree	63	5.6%	1,031	3.4%	4,993	4.3%

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Units In Structure (2010)

1 Detached Unit	480	69.5%	12,096	67.2%	52,673	75.3%
1 Attached Unit	12	1.7%	842	4.7%	2,612	3.7%
2 to 4 Units	28	4.1%	1,074	6.0%	2,962	4.2%
5 to 9 Units	49	7.1%	882	4.9%	3,042	4.4%
10 to 19 Units	85	12.3%	1,254	7.0%	3,691	5.3%
20 to 49 Units	20	2.9%	256	1.4%	947	1.4%
50 or More Units	6	0.8%	473	2.6%	2,184	3.1%
Mobile Home or Trailer	10	1.5%	1,132	6.3%	1,812	2.6%
Other Structure	-	-	1	-	5	-

Homes Built By Year (2010)

Homes Built 2005 or later	25	3.6%	475	2.6%	1,901	2.7%
Homes Built 2000 to 2004	91	13.3%	1,171	6.5%	3,462	5.0%
Homes Built 1990 to 1999	69	10.0%	1,550	8.6%	5,245	7.5%
Homes Built 1980 to 1989	58	8.4%	1,063	5.9%	4,232	6.1%
Homes Built 1970 to 1979	90	13.0%	2,668	14.8%	10,186	14.6%
Homes Built 1960 to 1969	107	15.5%	2,917	16.2%	11,545	16.5%
Homes Built 1950 to 1959	119	17.3%	4,071	22.6%	19,908	28.5%
Homes Built Before 1949	130	18.9%	4,096	22.7%	13,450	19.2%

Home Values (2010)

Home Values \$1,000,000 or More	1	0.1%	17	0.2%	125	0.3%
Home Values \$500,000 to \$999,999	3	0.6%	66	0.6%	362	0.8%
Home Values \$400,000 to \$499,999	3	0.6%	61	0.6%	340	0.7%
Home Values \$300,000 to \$399,999	13	3.2%	191	1.7%	1,067	2.3%
Home Values \$200,000 to \$299,999	46	11.2%	775	7.1%	3,974	8.4%
Home Values \$150,000 to \$199,999	56	13.5%	1,141	10.4%	6,874	14.5%
Home Values \$100,000 to \$149,999	120	29.2%	2,768	25.3%	13,866	29.3%
Home Values \$70,000 to \$99,999	79	19.3%	2,446	22.4%	9,740	20.6%
Home Values \$50,000 to \$69,999	41	10.1%	1,335	12.2%	4,786	10.1%
Home Values \$25,000 to \$49,999	30	7.4%	1,129	10.3%	3,567	7.5%
Home Values Under \$25,000	19	4.7%	998	9.1%	2,644	5.6%
Owner-Occupied Median Home Value	\$113,195		\$93,698		\$111,050	
Renter-Occupied Median Rent	\$675		\$591		\$644	

Transportation To Work (2010)

Drive to Work Alone	650	85.2%	14,421	84.1%	60,246	85.5%
Drive to Work in Carpool	60	7.9%	1,716	10.0%	6,642	9.4%
Travel to Work by Public Transportation	3	0.4%	269	1.6%	906	1.3%
Drive to Work on Motorcycle	-	-	12	0.1%	33	-
Walk or Bicycle to Work	21	2.8%	331	1.9%	1,184	1.7%
Other Means	15	1.9%	62	0.4%	225	0.3%
Work at Home	15	1.9%	338	2.0%	1,239	1.8%

Travel Time (2010)

Travel to Work in 14 Minutes or Less	224	29.9%	4,348	25.9%	17,683	25.5%
Travel to Work in 15 to 29 Minutes	208	27.7%	6,165	36.7%	27,541	39.8%
Travel to Work in 30 to 59 Minutes	271	36.2%	5,406	32.2%	20,603	29.8%
Travel to Work in 60 Minutes or More	46	6.2%	892	5.3%	3,410	4.9%
Average Minutes Travel to Work	22.9		22.7		22.0	

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