

FOR SALE  
8,834 SF RETAIL  
1107 Crooks Road  
Royal Oak, Michigan



**For Sale: \$989,000**



**Forward  
Commercial Group**

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# SUMMARY

Forward Commercial Group (FCG) is pleased to offer for sale 1107 Crooks Road in Royal Oak, Michigan. Highly desirable corner of Crooks and Main Street. An excellent investment opportunity to own 8,834 SF with lots of upside for leasing and/or to occupy by owner/user. Building is located in a stable residential and commercial area close to downtown Royal Oak with convenient access to both I-75 and Woodward Avenue. Plentiful public parking in the rear of the building.

## DETAILS:

Price: \$989,000 (\$1111.95/sf)

Square Feet: 8,834

Stories: Single

Lot Size: 0.22 Acres

Built: 1952 / Renovated: 2023

Frontage: 80 feet

Use: Retail

Zoning: Neighborhood Business

Taxes: \$17,578 (2023)

Signage: Building front and rear



# AERIAL MAP



DOWNTOWN  
ROYAL OAK

1107  
CROOKS RD

ROCHESTER RD

MAIN STREET

CROOKS RD

# SITE MAP



# PHOTOS

# 1107 CROOKS RD



# PHOTOS

# 1107 CROOKS RD



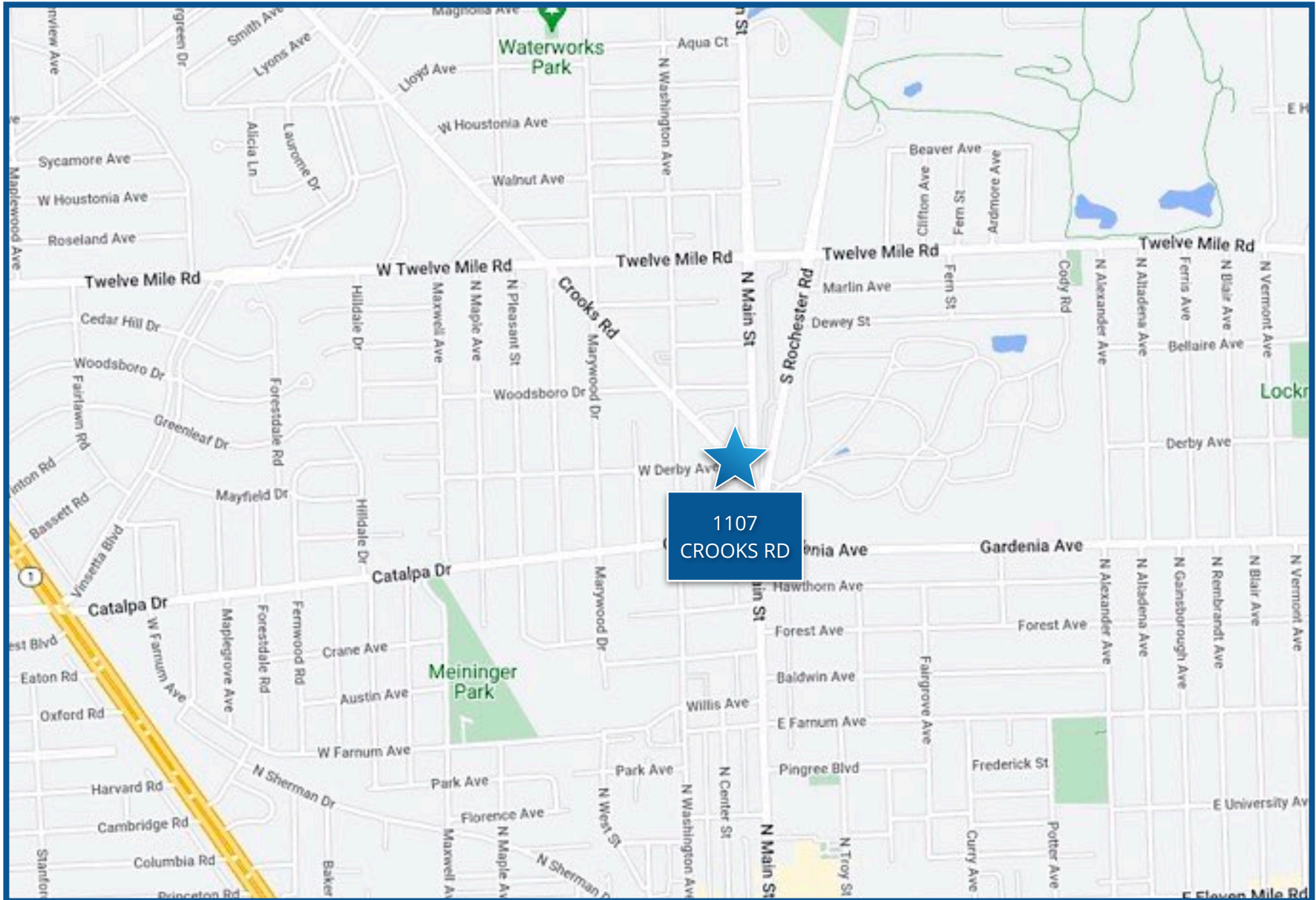
# DEMOGRAPHICS

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	16,447	141,497	341,974
MEDIAN HOME VALUE	\$283,307	\$220,321	\$194,707
HOUSEHOLDS	8,335	64,433	148,157





# STREET MAP



# FCG SUMMARY



At Forward Commercial Group (FCG) we take pride in advancing the success of our clients through long term partnerships and delivering exceptional client services as a result of our local expertise and knowledge. Our firm provides commercial real estate property and portfolio representation, commercial real estate property sales, investment acquisition opportunities, and reliable tenant representation. Our clients range from local real estate investment companies, to area business owners, to national capital investment firms.



**EMIL CHERKASOV**  
**PRINCIPAL BROKER**

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Leading a commercial real estate firm gives me the opportunity to help others pursue their "American Dream" - whether it's finding the best space for a tenant to grow their business, representing a client's real estate portfolio, or maximizing an investment property.

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