



Winchester Center

Rochester Hills, MI

Detroit-Warren-Dearborn (MI)



Rich Bevis

Leasing Representative

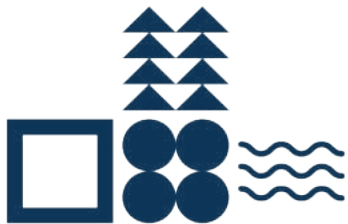
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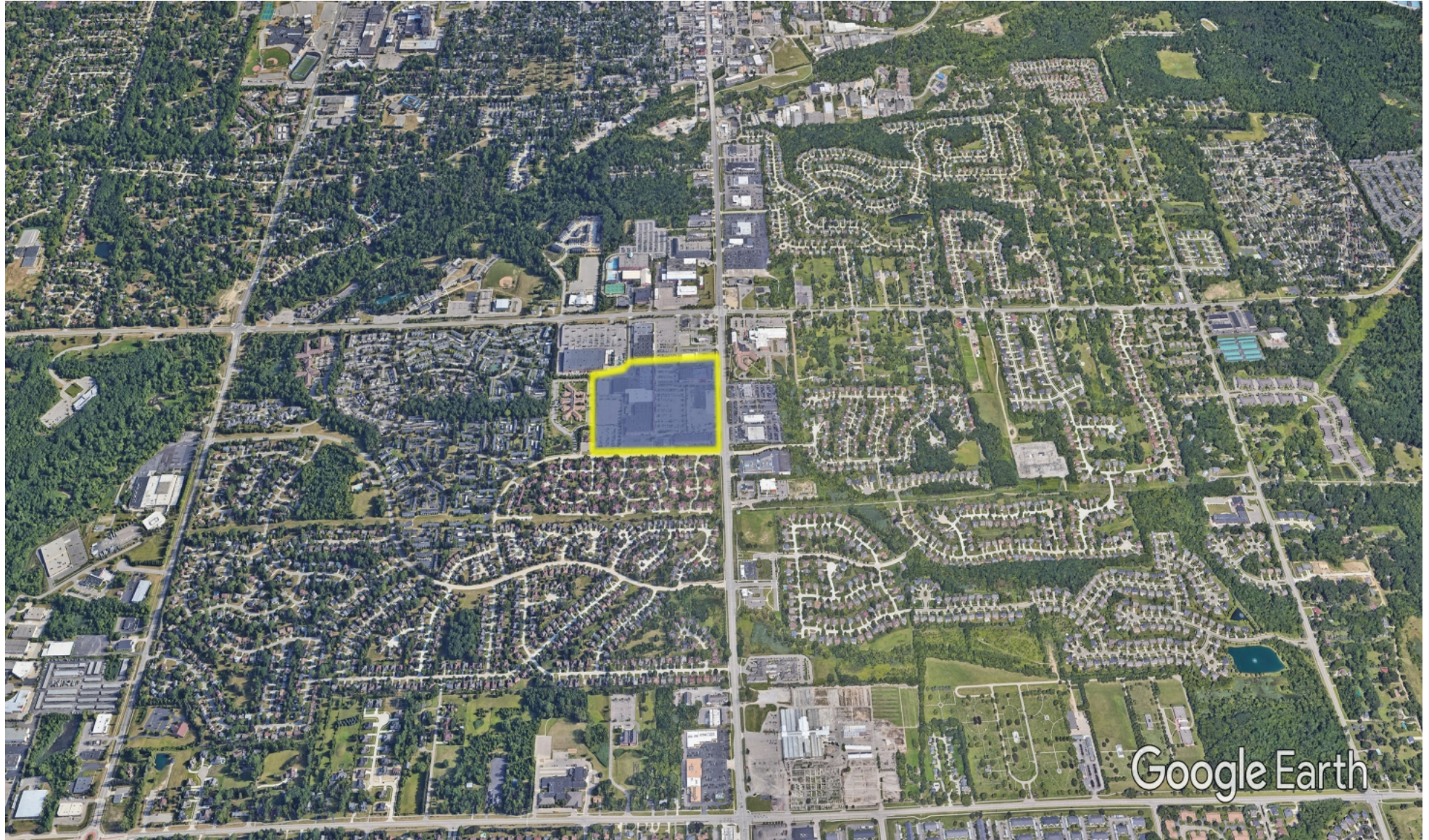
AERIAL



GROSS LEASABLE AREA (GLA)	320,134 SF
PARKING SPACES	1,896
PARKING RATIO	5.92 per 1,000 SF

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DENSITY AERIAL

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Rochester Hills, MI

www.kimcorealty.com/125120

Available



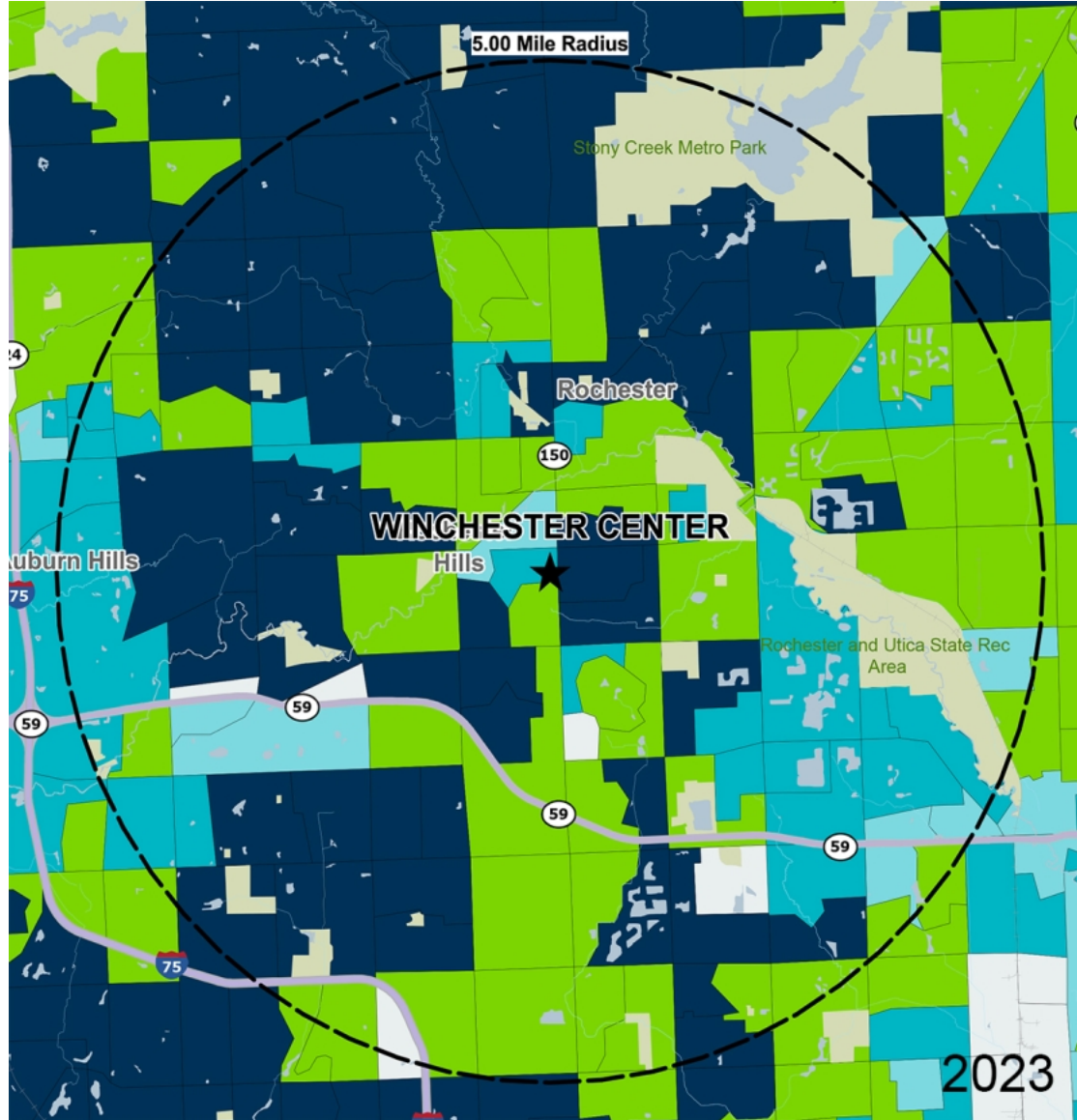
	TENANT	SQ FT
1	Dick's Sporting Goods	60,365
2	Michaels	24,295
3	America's Mattress	5,000
4	Total Wine & More	38,243
5	Clothes Mentor	3,973
6	Available	2,056
7	Marshalls	50,079
8	Crossfit Maven	17,123
9	X Golf	6,400
10	The Hot Tub Store	6,158
11	Salon Bliss	5,196
12	PetSmart	26,040
13	Burlington	31,059
14	Dollar Tree	12,083
15	America's Best Contacts & [...]	4,000
16	My Salon Suite	6,244
17	Party City	17,542
18	Available	4,278

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposed only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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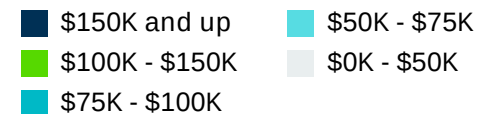
by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	10,454	71,831	175,362
Daytime Pop	9,741	70,792	163,095
Households	4,195	29,241	69,076
Average HH Income	\$124,643	\$133,268	\$134,965
Median HH Income	\$104,988	\$104,234	\$105,853
Per Capita Income	\$51,650	\$54,713	\$53,550

Average Household Income

Popstats, 4Q 2023, Trade Area Systems



Winchester Center

S Rochester Rd. & Meadowfield Dr., Rochester Hills, MI



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