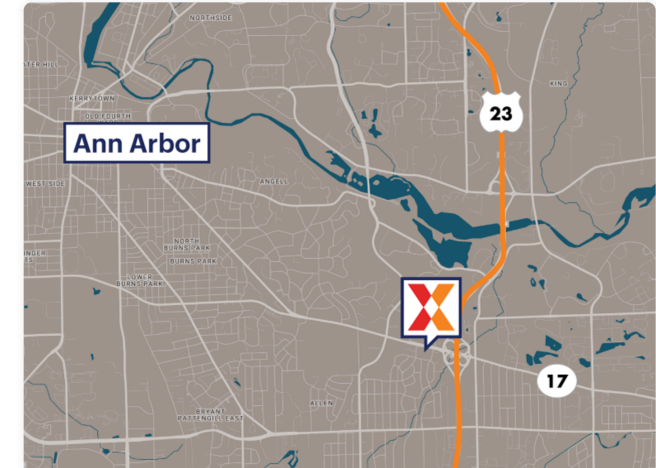


Huron Village

3135-3279 Washtenaw Avenue | Ann Arbor, MI 48104

Washtenaw County | Ann Arbor, MI | 118,482 Sq Ft

42.2579, -83.6971



Demographics	1 Mile	3 Miles	5 Miles
Population	8,128	100,567	197,884
Daytime Pop.	10,456	204,210	323,695
Households	3,723	39,620	81,640
Income	\$167,790	\$117,250	\$130,233

Source: Synergos Technologies, Inc. 2024

Anchored by 45,843 Sq Ft Whole Foods with a strong lineup of national tenants including Barnes & Noble, Walgreens, Panera Bread, QDOBA Mexican Eats & Rx Optical

Surrounded by a dense trade area with 101K+ residents, and a daytime population of 204K+ within 3 miles

Serves a highly educated population with 70% college-educated within 3 miles

High visibility with 35K+ vehicles daily on Washtenaw Ave (US-23/ I- 94) and 14K+ on S Huron Pkwy (Kalibrate 2025)

Less than 10 minutes from the main campus of the University of Michigan, with an enrollment of 48K+ students

Located less than ½ mile from Brixmor’s Arborland Center, with 3.8M+ annual visits (Placer.ai 2025)



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Available Spaces

3227C 1,119 Sq Ft 360°

Current Tenants Space size listed in square feet

3135	Whole Foods Market	45,843
3205	Panera Bread	4,650
3215	AT&T	6,023
3225	Restore Hyper Wellness + Cryotherapy	1,916
3227B	Studio H Yoga	3,607
3227D	The Back Nine Golf	2,202
3227E	Indulge, LLC	1,358
3227G	Med 1 Aesthetics	1,201
3235	Barnes and Noble	30,559
3255	Walgreens	14,490
3275	Rx Optical	3,019
3279	Qdoba Mexican Grill	2,495

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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