



Colliers | Ann Arbor
1955 Pauline Blvd, Suite 400
Ann Arbor, MI 48103
www.ColliersAnnArbor.com



FOR SALE
FORMER CHURCH CAN BE UNIQUE RESTAURANT CONCEPT

611 1/2

EAST WILLIAM STREET | ANN ARBOR

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The Historic "Deke's Shant" Building



This structure was built in 1878, designed by architect William LeBaron Jenney (1832-1907), University of Michigan's first professor of architecture. It was born the Delta Kappa Epsilon fraternity, a meeting place for its members who lived in rooms scattered around the campus. DKE was the first fraternity building at the University of Michigan. Famous DKE members include President Gerald Ford.

This stunning Gothic style property is ideally located a block from the University of Michigan's Central Campus. The original stone foundation, woodwork, and Jenney's characteristic brick work have not been altered. The building is a gem of 19th century Victorian eclecticism, having a basic Gothic character with Italianate trim. The fraternity sold the 139-year-old building in 2017, and it became Redeemer Church, debuting a fully renovated space in 2018.

The main level offers an open floor plan with high ceilings, hardwood floors, full kitchen, and plenty of storage. The chapel is filled with natural light via stained glass windows, accented by a vaulted ceiling with peaked skylight.

The lower level is currently used as a nursery and includes a mechanical room and two barrier-free bathrooms. The building also includes a passenger elevator, and outside there is a wheelchair lift. The front courtyard has a secure gate at East William Street.



PROPERTY PHOTOS

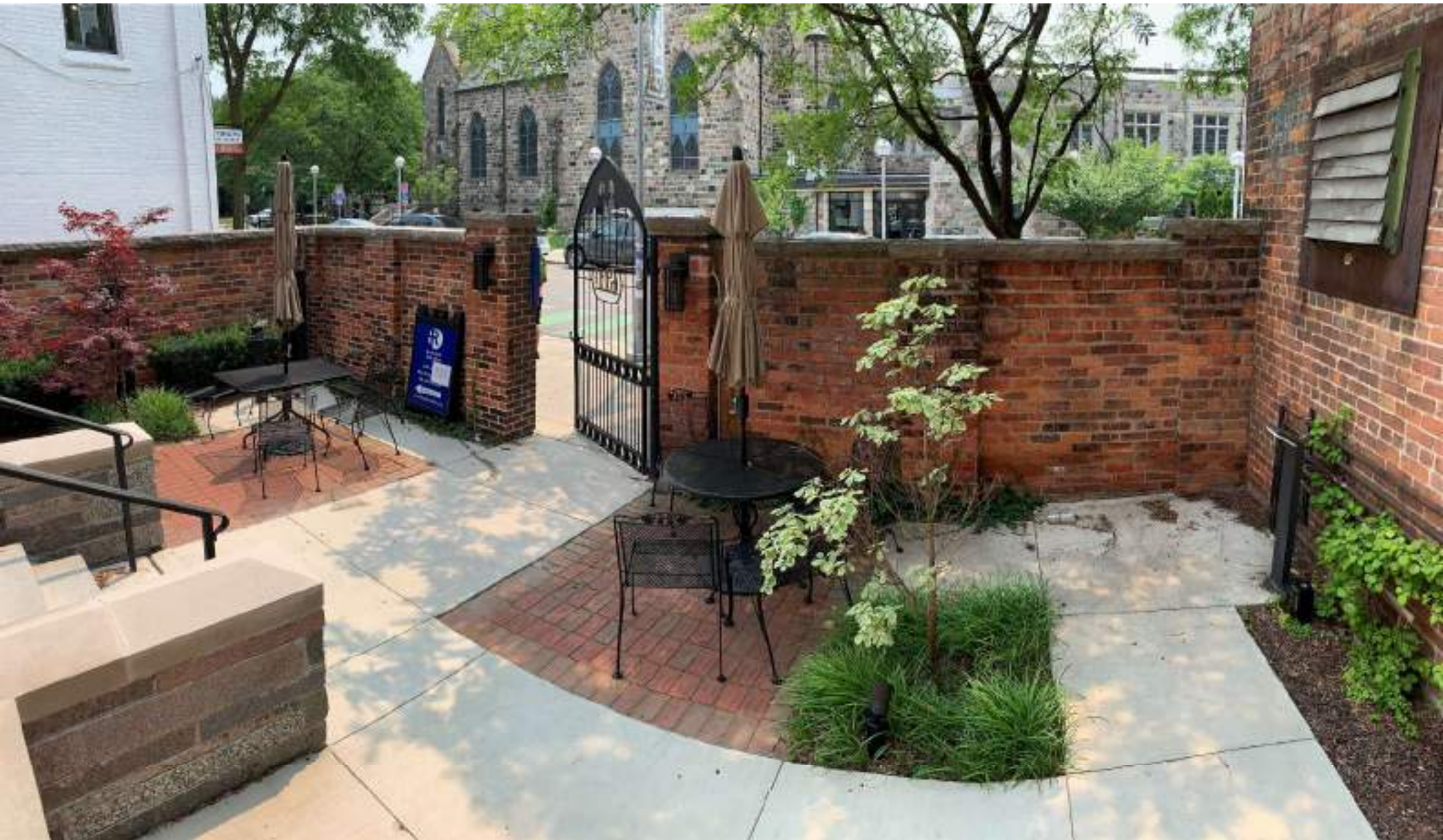


PROPERTY PHOTOS



OUTDOOR SPACE

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OUTDOOR SPACE



PROPERTY DETAILS

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Main Building

- Above ground: 2,000 SF
- Main level includes gathering areas, kitchen
- Upper level is the Chapel
- Stained glass windows
- Vaulted ceiling
- Peaked skylight

Lower Level

- +/- 1,000 SF
- Mechanical room
- Storage area
- 2 barrier-free bathrooms

Additional Property Details

- Front outdoor courtyard / patio
- Exterior wheelchair lift
- Secure gate at East William Street
- Passenger elevator
- Parking: street and public garage

Built 1878 | Renovated 2018

Future uses and concepts include food retail (brewery, taproom), office, or residence

Listing Price: \$2,250,000



CONCEPT



BREWERY / TAP ROOM / RESTAURANT

With its location in a bustling downtown and campus area, the history, and even the mystery around this building well known as a staple of the University of Michigan, an ideal use would be a social hall - whether or brewery / brewpub or other food retail concept that accommodates both sit-down patrons and carry-out.

Included on this page are examples of conversions of historic Churches to food and hospitality concepts.



AREA MAP



DEMOGRAPHICS



Population Trends & Key Indicators

611 E William St, Ann Arbor, Michigan, 48104 | 5 mile radius

164,190	67,682	2.22	30.5	\$74,975	\$351,075	128	103	55
Population	Households	Avg size household	Median age	Median household income	Median home value	Wealth Index	Housing affordability	Diversity Index

Mortgage Indicators



\$11,121

Avg spent on mortgage & basics



19.6%

Percent of income for mortgage

Population by generation



4.9%

Greatest gen: born 1945/earlier



16.6%

Baby boomer: born 1945 to 1954



15.1%

Generation x: born 1965 to 1980



28.7%

Millennial: born 1981 to 1996



30.7%

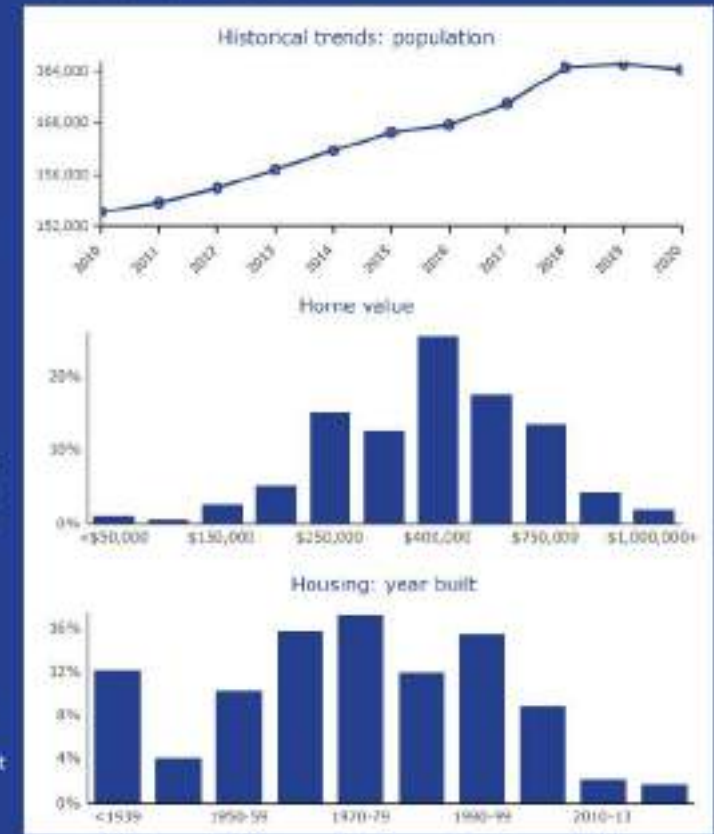
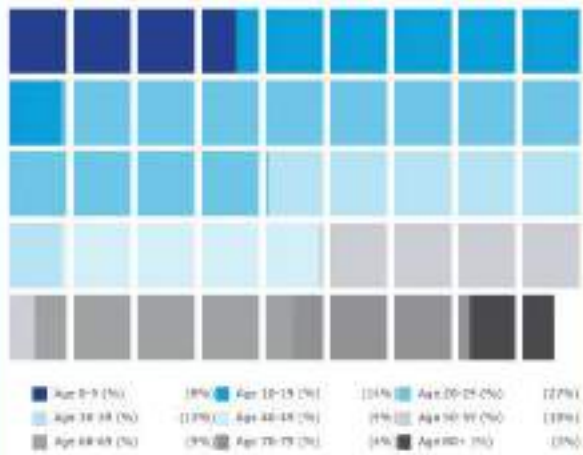
Generation z: born 1999 to 2016



4.1%

Alpha: born 2017 to present

Population by age



U.S. Census Bureau, BLS forecasts for 2021 and 2025, Rent Survey 2022 7/26/22

ABOUT ANN ARBOR

Top Rankings



#1 Best City To Live
(Livability.com,
Niche.com 2018)



#1 Best College
Town in America
(WalletHub 2021)



#2 Best Public
Schools In America
(Niche.com 2021)



#1 Most Educated
City In America
(WalletHub 2020)



Ann Arbor is a welcoming community, home to the one of the world's finest universities and research institutions in the University of Michigan. The University's Ann Arbor campus boasts over 31,000 undergraduate students and nearly 17,000 graduate students and is the largest employer in Washtenaw County.

From the parks, events, to the lively downtown retail, Ann Arbor continues to swiftly grow in employee density. The demand for goods and services supports independent, one-of-a-kind businesses that contribute to Ann Arbor's personality and set it apart from other areas of opportunity.

More than 300 software / IT firms located here employ 6,700 people. Well-established companies such as Thomson Reuters, Google, and Barracuda Networks are among the largest employers while Domino's Pizza and XPO Logistics call Ann Arbor their headquarters. An automotive innovation center, Toyota, Ford, Subaru, and Honda occupy large spaces throughout Ann Arbor, which is just 35 minutes from Ford Motor Company's World Headquarters.

In addition to many established industries, the area has become a magnet for emerging and rapidly growing sectors such as biotech, life sciences, mobility, and information technology.





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