



## LAND For Sale

**Location:** Joe Hall Drive  
**Side of Street:** South  
**Lot Number:** 11, 12, 13, 14, 15 & 16  
**City:** Ypsilanti/Twp., MI  
**Park Name:** Washtenaw Business Park  
**Cross Streets:** S. of I-94; W. of Huron Street  
**County:** Washtenaw

**Acreage:** 1.17 - 10.79  
**Zoning:** I-1, Lt. Industrial  
**Improvements:** N/A  
**Dimensions:**

### UTILITIES

**Sanitary Sewer:** Yes  
**Storm Sewer:** Yes  
**Water:** Yes  
**Gas:** Yes  
**Outside Storage:** No  
**Rail Siding:** No

### ADJACENT LAND

**North:**  
**South:**  
**East:**  
**West:**

### PRICING INFORMATION

**Asking Price:** N/A  
**Per Acre:** \$54,450.00  
**Per SqFt :** \$1.25  
**Terms:** Cash  
**Parcel #:** K-11-17-363-027/See Research  
**Assessor Number:** N/A  
**Taxes:** \$23,692.60 (2020)

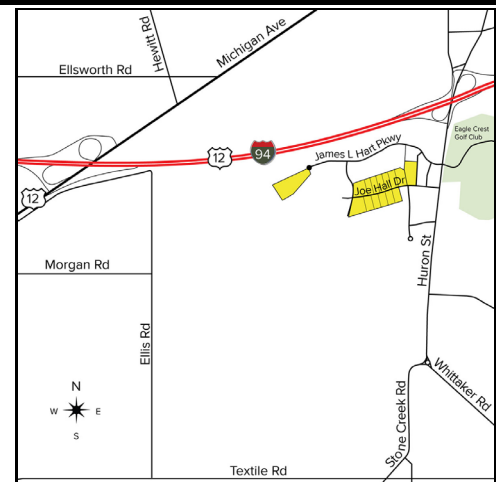
### TRAFFIC INFORMATION

**Yr: 2020 Count:** 14,930 Huron St. N. of I-94  
**Yr: 2020 Count:** 30,725 Huron St. S. of I-94  
**Yr: 2020 Count:** 118,281 I-94 E. of Huron St  
**Yr: 2020 Count:** 115,214 I-94 W. of Huron St.

### DEMOGRAPHICS

	Population	Median HH Income
<b>1 Mile Radius</b>	3,798	\$37,498
<b>3 Mile Radius</b>	76,538	\$60,859
<b>5 Mile Radius</b>	128,624	\$65,670

**Comments:** Quick easy expressway access via I-94 and Huron Street interchange. Lots are available for sale individually or they can be combined to create 10.79 acres. Lot 11-15 are each 1.17 acres and lot 16 is 4.36 acres.



**Broker:** SIGNATURE ASSOCIATES

### Agent(s):

Steve Gordon, (248) 948-0101, sgordon@signatureassociates.com  
 Jay Chavey, (248) 948-4196, jchavey@signatureassociates.com