



LAND For Sale

Location: Whittaker Road
Side of Street: East
City: Augusta Twp., MI
Cross Streets: Willis Road
County: Washtenaw

Acreage:	25.45	Improvements:	None
Zoning:	GC, Gen. Commercial	Dimensions:	Irregular

UTILITIES

Sanitary Sewer:	Augusta Twp.	Gas:	Michigan Gas
Storm Sewer:	Augusta Twp.	Outside Storage:	No
Water:	Augusta Twp.	Rail Siding:	No

ADJACENT LAND

North:	Residential	East:	Residential
South:	Residential	West:	School

PRICING INFORMATION

Asking Price:	\$2,000,000.00	Parcel #:	20-03-300-025, -032, -035
Per Acre:	\$78,585.46	Assessor Number:	N/A
Per SqFt :	\$1.80	Taxes:	\$5,786.51 (2021)
Terms:			

TRAFFIC INFORMATION

Yr: 2022	Count: 4,771	Whittaker Rd. N. of Willis Rd.
Yr: 2022	Count: 3,028	Whittaker Rd. S. of Willis Rd.
Yr: 2022	Count: 3,044	Willis Rd. E. of Whittaker Rd.
Yr: 2022	Count: 3,513	Willis Rd. W. of Whittaker Rd.

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	987	\$116,677
3 Mile Radius	17,585	\$113,024
5 Mile Radius	48,276	\$90,632

Comments:

Vacant land on the northeast corner of Whittaker Road and Willis Road. Proposed site plan includes: shopping center, grocery store or outlet. Allows for up to 625 parking spaces (ratio 5.04/1,000 sq. ft.). Property is in Augusta Twp., but is commonly referred to as Ypsilanti.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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