



LAND For Sale

Location: 51705 Gratiot Avenue
Side of Street: West
City: Chesterfield Twp., MI
Cross Streets: N. of 23 Mile Rd.
County: Macomb

Acreage:	5.00	Improvements:	N/A
Zoning:	M2, General Mfg.	Dimensions:	

UTILITIES

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

ADJACENT LAND

North:	Retail/Ind.	East:	Retail/Res.
South:	Mini Storage	West:	Rail/Industrial

PRICING INFORMATION

Asking Price:	\$499,900.00	Parcel #:	15-09-17-326-002
Per Acre:	\$99,980.00	Assessor Number:	N/A
Per SqFt :	\$2.30	Taxes:	\$4,580 (2019)
Terms:	Cash		

TRAFFIC INFORMATION

Yr: 2018	Count: 12,368	Gratiot Ave. N. of 23 Mile Rd.
Yr: 2018	Count: 20,360	Gratiot Ave. S. of 23 Mile Rd.
Yr: 2018	Count: 21,123	23 Mile Rd. W. of Gratiot Ave.
Yr: 2018	Count: 31,910	23 Mile Rd. E. of Gratiot Ave.

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	5,691	\$62,412
3 Mile Radius	42,381	\$78,154
5 Mile Radius	97,464	\$85,627

Comments: Land For Sale - industrial, possible retail/commercial. Fronts on Gratiot. Adjacent site is also available for a total of 5-10 acres.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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