



LAND For Sale

Location: 36744 Utica Road
Side of Street: East
City: Clinton Twp., MI
Cross Streets: Metro Parkway
County: Macomb

Acreage:	4.37	Improvements:	N/A
Zoning:	OS-1	Dimensions:	1,394.00 x 138.00

UTILITIES

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

ADJACENT LAND

North:	Office/Medical	East:	Vacant Land
South:	Residential	West:	Residential

PRICING INFORMATION

Asking Price:	\$550,000.00	Parcel #:	16-11-30-127-001
Per Acre:	\$125,858.12	Assessor Number:	N/A
Per SqFt :	\$2.89	Taxes:	\$4,283.31 (2018)
Terms:	Cash		

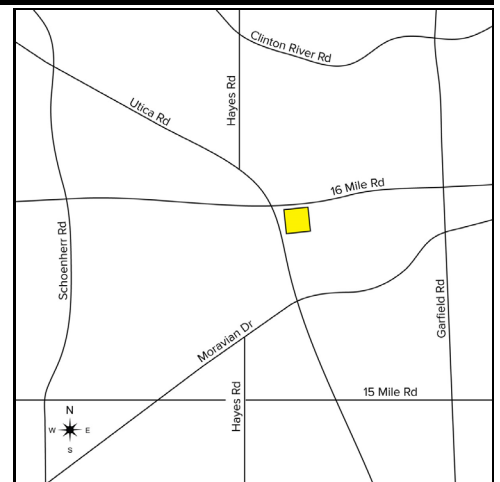
TRAFFIC INFORMATION

Yr: 2018	Count: 57,389	16 Mile Rd. E. of Utica Rd.
Yr: 2018	Count: 40,721	16 Mile Rd. W. of Utica Rd.
Yr: 2018	Count: 33,680	Utica Rd. S. of 16 Mile Rd.
Yr: 2018	Count: 32,037	Utica Rd. N. of 16 Mile Rd.

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	7,441	\$55,117
3 Mile Radius	109,707	\$65,360
5 Mile Radius	289,505	\$61,445

Comments: Hard corner on Metro Parkway and Utica Road. Excellent demographics with 1400 sq. ft. of frontage on Metro Parkway.



Broker: SIGNATURE ASSOCIATES

Agent(s):

Peter Vanderkaay, (248) 359-3837, pvanderkaay@signatureassociates.com
 Paul Saad, (248) 359-0652, psaad@signatureassociates.com