



LAND For Sale

Location: Badder Drive
Side of Street: South
City: Clawson, MI
Cross Streets: E off Rochester Rd, N of 14 Mile Rd.
County: Oakland

Acreage:	0.62	Improvements:	N/A
Zoning:	Commercial	Dimensions:	120.00 x 225.50

UTILITIES

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

ADJACENT LAND

North:	Industrial	East:	Industrial
South:	Residential	West:	Industrial

PRICING INFORMATION

Asking Price:	\$147,000.00	Parcel #:	20-34-402-009; 034
Per Acre:	N/A	Assessor Number:	N/A
Per SqFt :	\$5.44	Taxes:	\$2,498.46 (2020)
Terms:	Cash or Terms		

TRAFFIC INFORMATION

Yr: 2020	Count: 15,744	Rochester Rd. N. of 14 Mile Rd.
Yr: 2020	Count: 14,011	Rochester Rd. S. of 14 Mile Rd.
Yr: 2020	Count: 25,423	14 Mile Rd. W. of Rochester Rd.
Yr: 2020	Count: 27,222	14 Mile Rd. E. of Rochester Rd.

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	8,127	\$72,405
3 Mile Radius	101,714	\$78,525
5 Mile Radius	303,132	\$86,078

Comments: Legal Description: Section 34 Systems and Howarth Clawson Plant no. 2 with 60' of north half of Lot 34 and east half of north half of Lot 34 (120' x 225.50'). Site plan showing 8,116 square foot building with 3,300 sq. ft. of office.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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