



LAND For Sale

Location: 33353-33433 Mound Road
Side of Street: West
City: Sterling Heights, MI
Cross Streets: 14 Mile Rd.
County: Macomb

Acreage: 4.93
Zoning: C-3, R-80
Improvements: N/A
Dimensions:

UTILITIES

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

ADJACENT LAND

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

PRICING INFORMATION

Asking Price: \$1,000,000.00
Per Acre: \$202,839.76
Per SqFt : \$4.66
Terms: Cash
Parcel #: 10-10-32-478-003; 009; 010
Assessor Number: N/A
Taxes: \$15,064.63 (2019)

TRAFFIC INFORMATION

Yr: 2018 Count: 89,084 Mound Rd. N. of 14 Mile Rd.
Yr: 2018 Count: 79,375 Mound Rd. S. of 14 Mile Rd.
Yr: 2018 Count: 22,986 14 Mile Rd. W. of Mound Rd.
Yr: 2018 Count: 22,834 14 Mile Rd. E. of Mound Rd.

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	7,528	\$53,623
3 Mile Radius	97,868	\$61,488
5 Mile Radius	289,161	\$64,871

Comments:

Prime opportunity in Sterling Heights with flexible C-3 zoning. Frontage on Mound Road. Priced to sell.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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