

6.11 Acres M-59 & Hickory Ridge Road

NE Corner Highland Rd & Hickory Ridge Highland, MI 48357



FOR SALE

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LISTED BY:

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Associate

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Sale Price: \$1,050,000.00

DESCRIPTION

3 parcels assemblage allows for a contiguous commercial development along Highland Road (M-59).

PROPERTY HIGHLIGHTS

- Approximately 6.11 Acres in Highland Township.
- Located along the heavily traveled Highland Road/M59.
- Drive-Thru Permitted.
- Zoned C-2 - Highland's most inclusive Commercial zoning.

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BUILDING INFORMATION

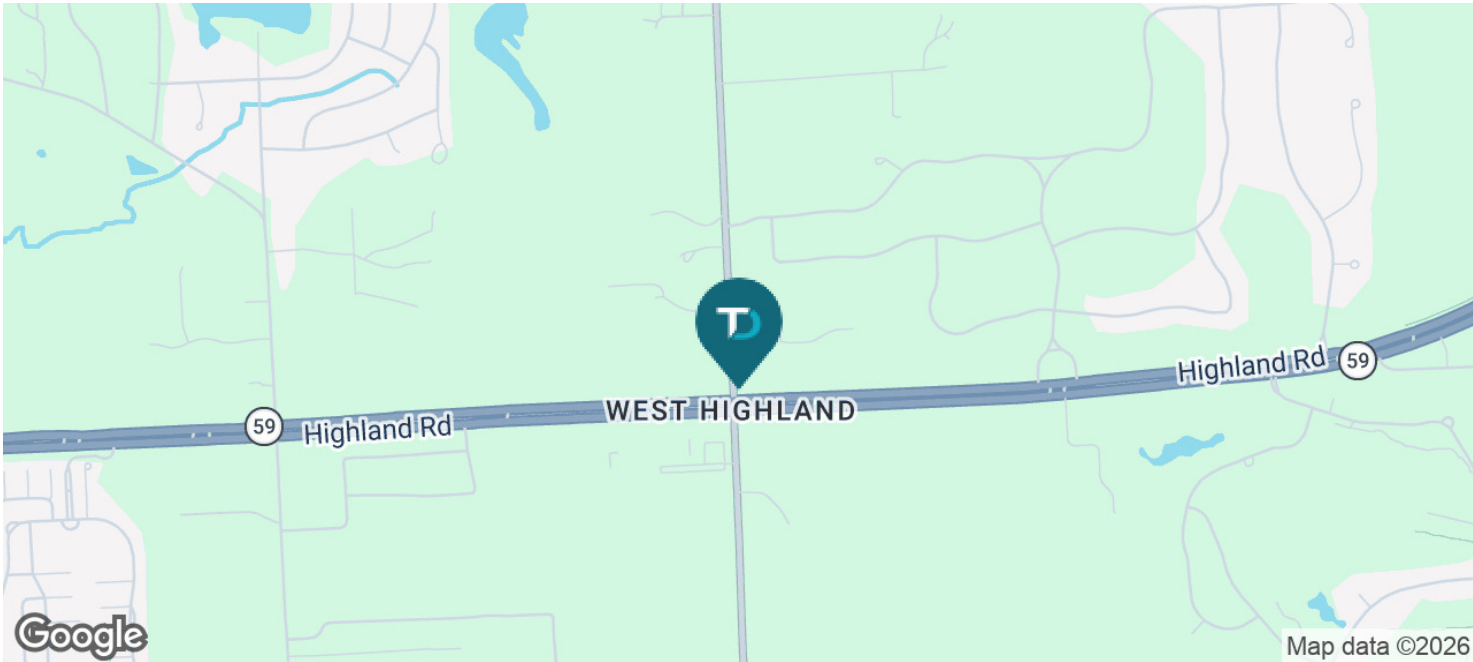
SALE PRICE:	\$1,050,000.00
Price/AC:	\$171,849
Utilities:	Well & Sanitary Sewer

PROPERTY INFORMATION

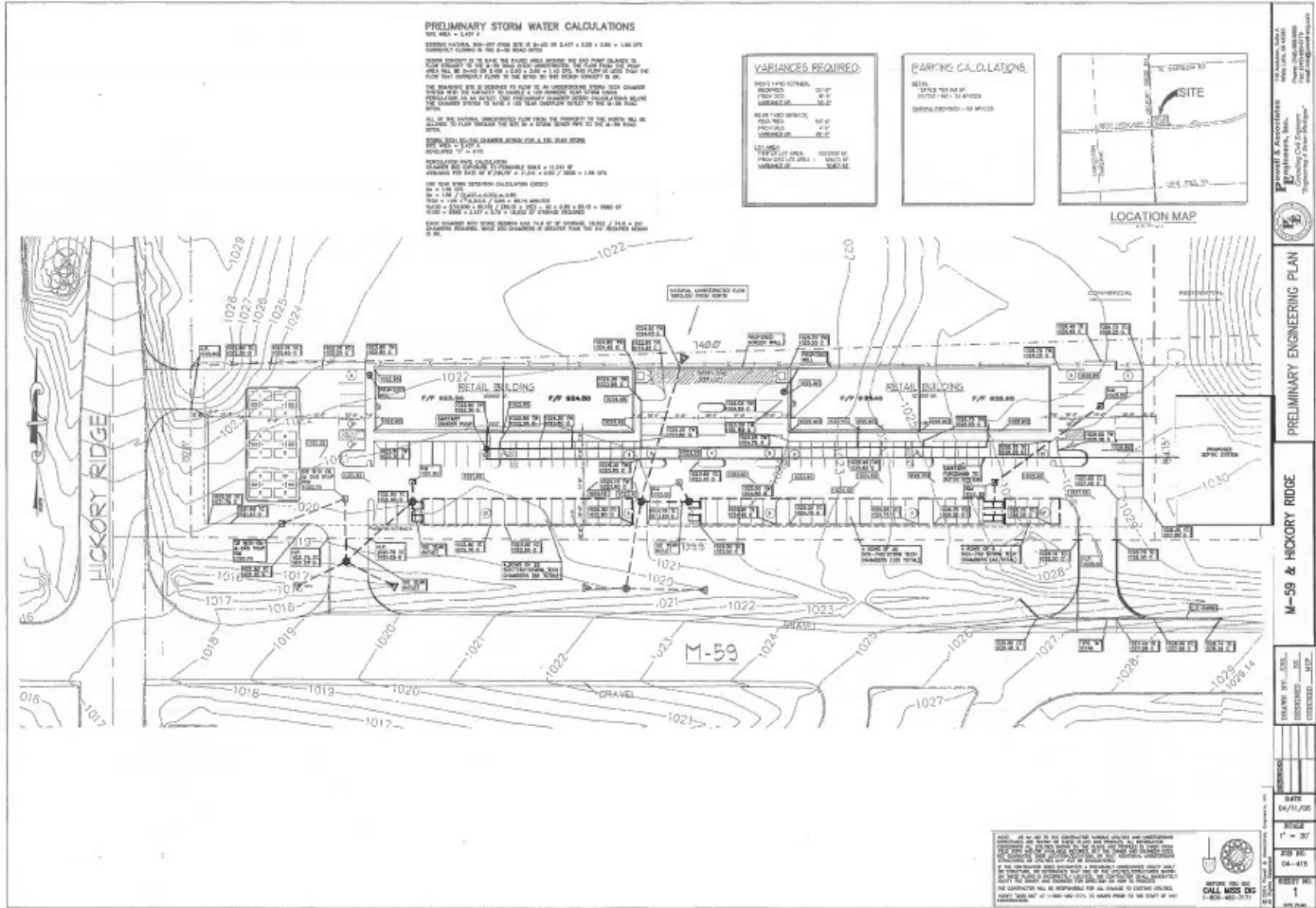
Lot Size:	6.11 Acres
Property Type:	Land
Zoning	C-2 General Commercial
Traffic Count:	Highland Rd/M59 = 50,000+ Hickory Ridge = 9,207
Legal Description:	Available upon request.
APN:	11-20-300-018, 11-20-300-020 & 11-20-300-014

LOCATION INFORMATION

Located on a major thoroughfare - Highland Rd (M-59) 50,000+ Cars per day - which allows for quick access to US-23, Milford, Highland, Hartland, White Lake, Brighton & Fenton.

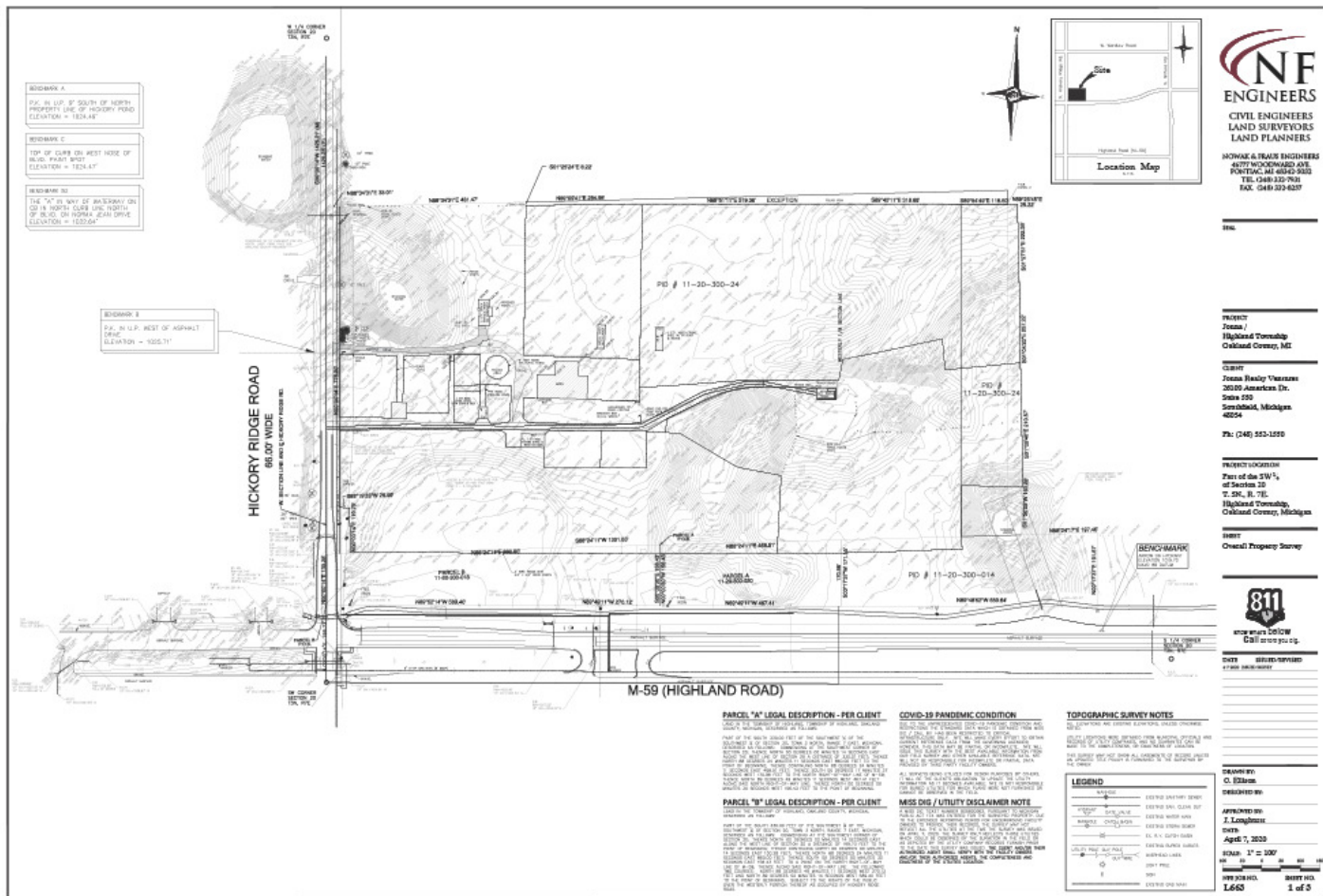


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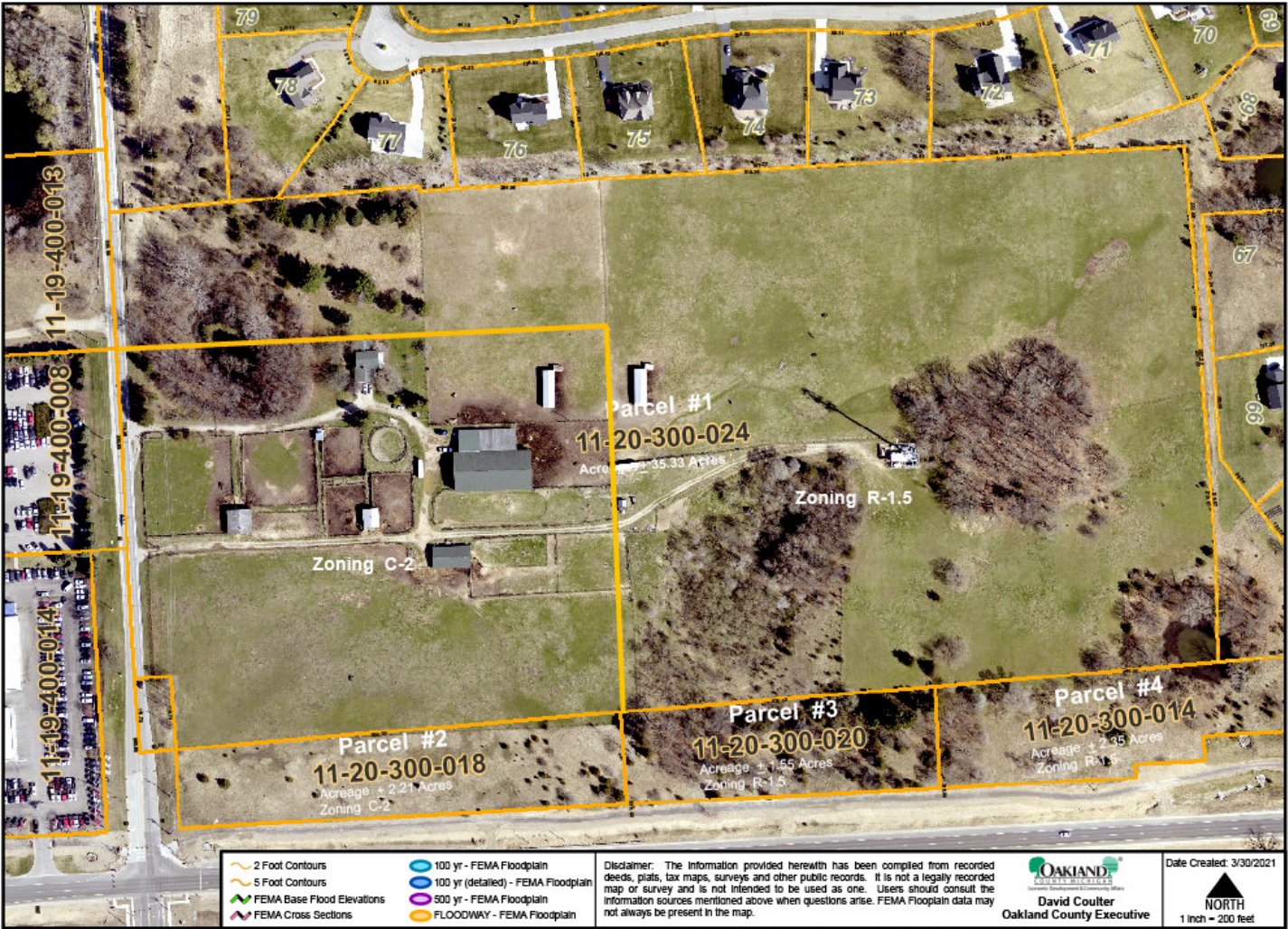


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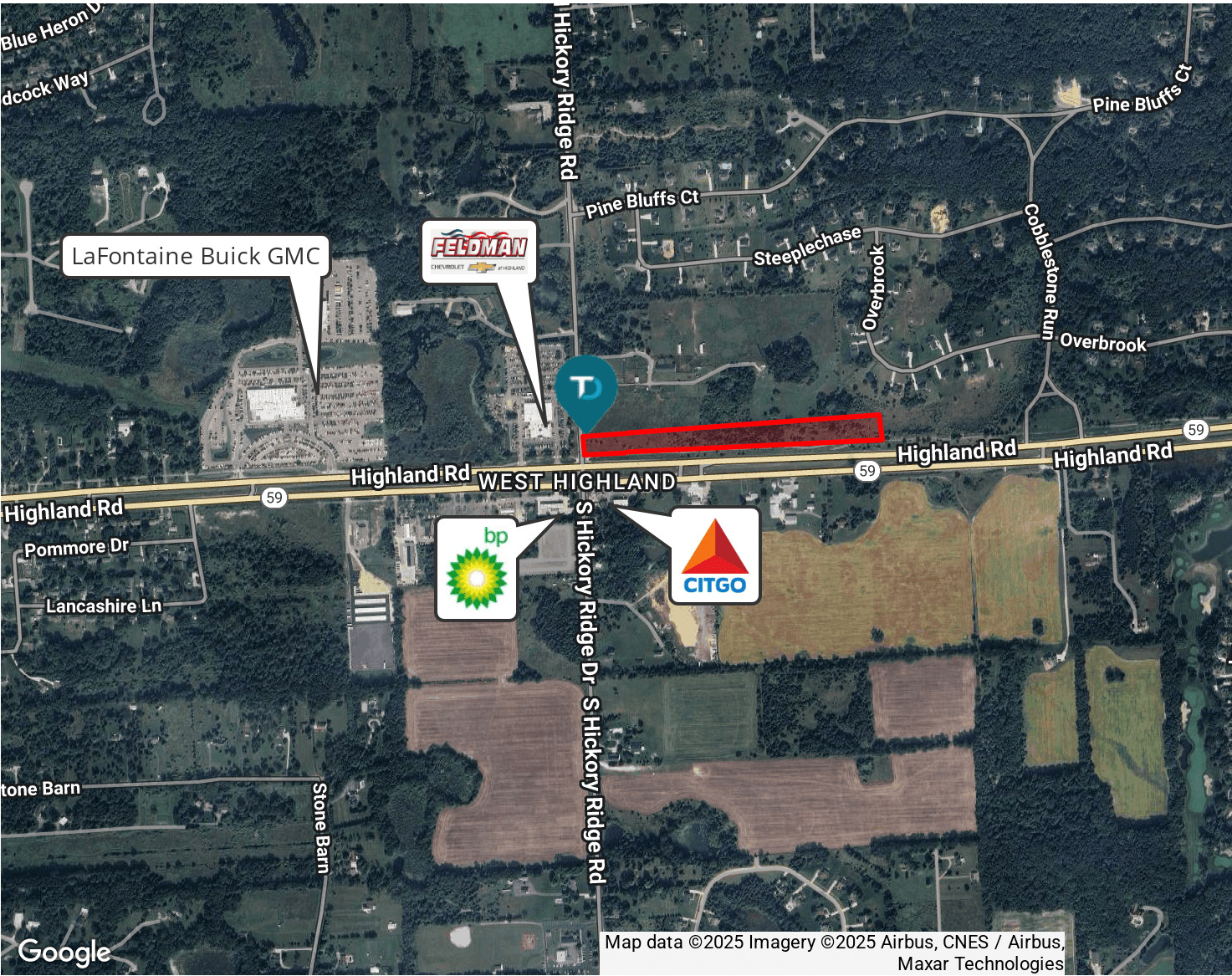
HIGHLAND TOWN SQUARE



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DEMOGRAPHIC INFORMATION	1 MILE	3 MILES	5 MILES
Total population	1,879	14,260	38,498
Median age	41.6	44.6	44.9
Total households	743	5,570	15,225
Average HH income	\$104,818	\$101,967	\$109,015
Average house value	\$272,392	\$242,037	\$282,466

