EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

28.34 Acres Lochaven & Greer

1681 Lochaven Rd West Bloomfield, MI 48324



FOR SALE

GetReal*quality*
248.476.3700

LISTED BY:

Steve Valli
Partner
svalli@thomasduke.com

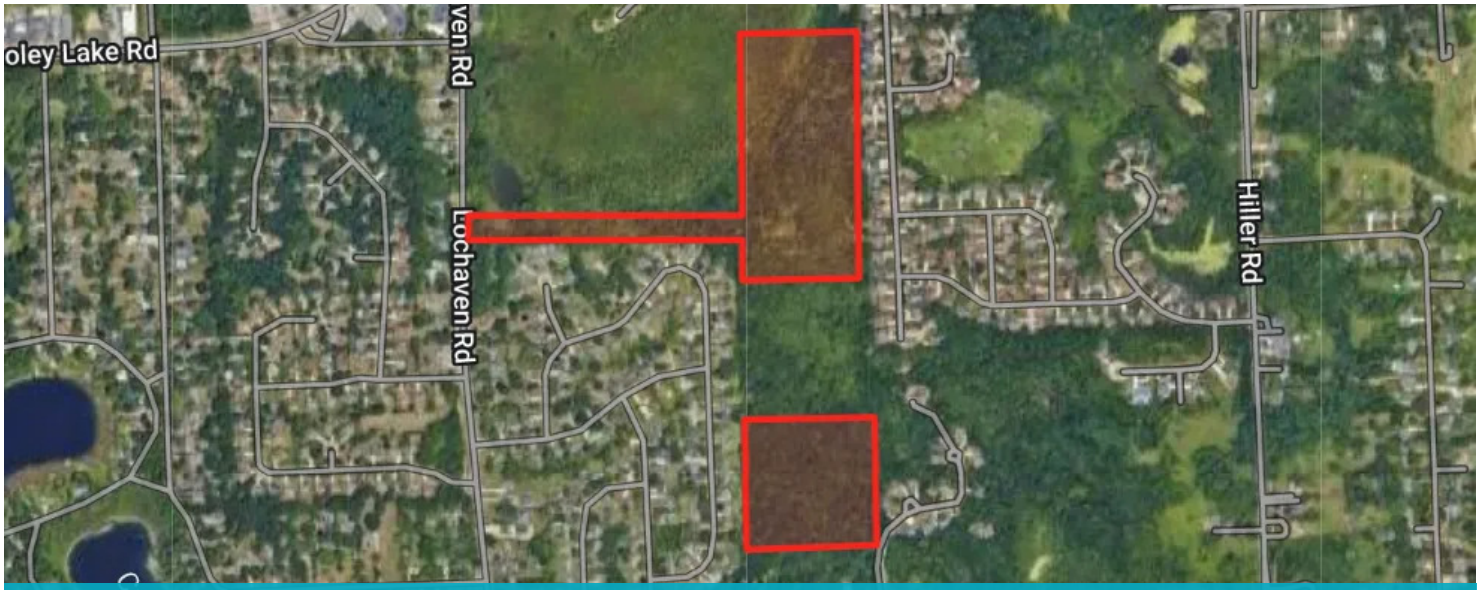
Eric Szerlag
Vice President
eszerlag@thomasduke.com

WWW.THOMASDUKE.COM

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Sale Price: $850,000

DESCRIPTION

An assemblage of land totaling 28.34 acres located directly off of the corner of Lochaven and Greer in West Bloomfield, MI.

PROPERTY HIGHLIGHTS

- Zoned R-12.5 (0.3 units per acre)
- Infill site surrounded by dense single family residential
- Close proximity to Union Lake
- Waterford school district

For more information, please contact: Steve Valli / 248.476.3700 / svalli@thomasduke.com
Eric Szerlag / 248.476.3494 / eszerlag@thomasduke.com

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BUILDING INFORMATION

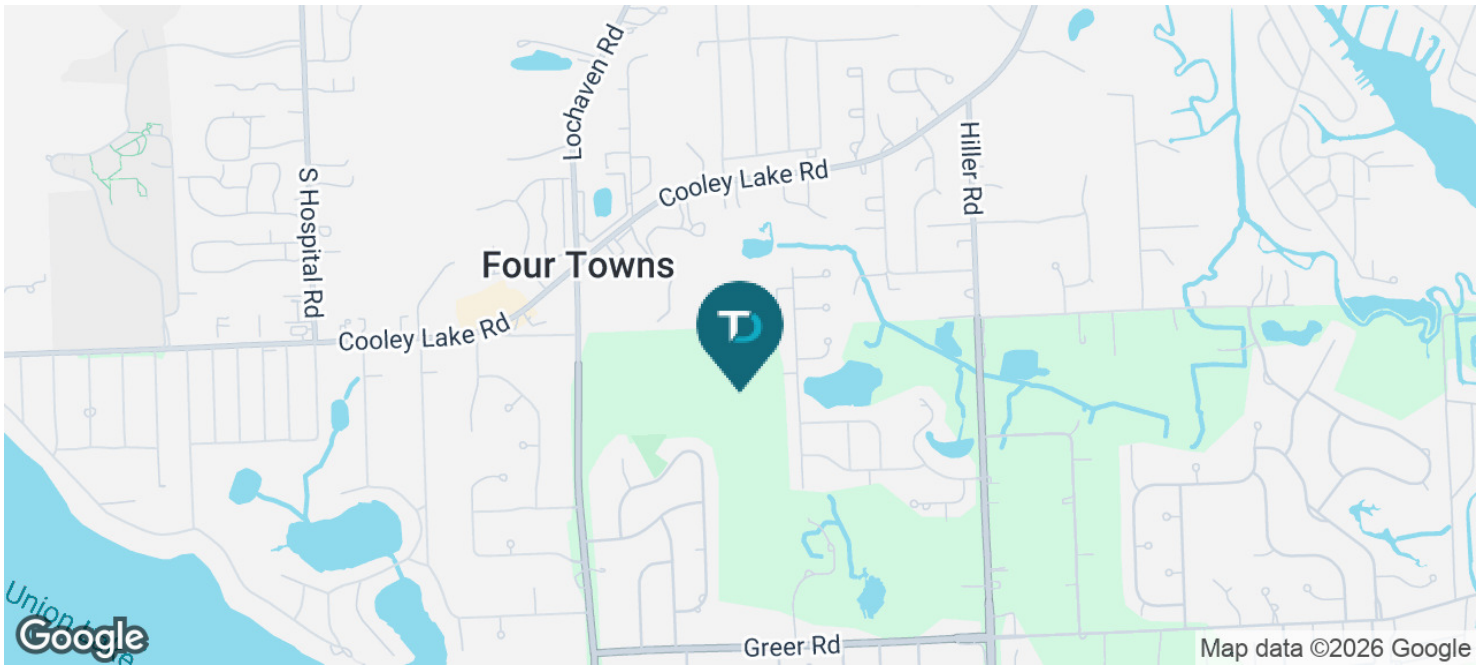
Price/AC:	$29,993
Utilities:	City water and sewer

PROPERTY INFORMATION

Lot Size:	28.34 Acres
Property Type:	Land
Property Subtype:	Residential
Zoning	R-12.5 One Family Residential
Traffic Count:	4,889 Vehicles/Day (Costar, 2022)
School District:	Waterford
Legal Description:	Available upon request
APN:	18-05-226-001 & 18-05-276-003

LOCATION INFORMATION

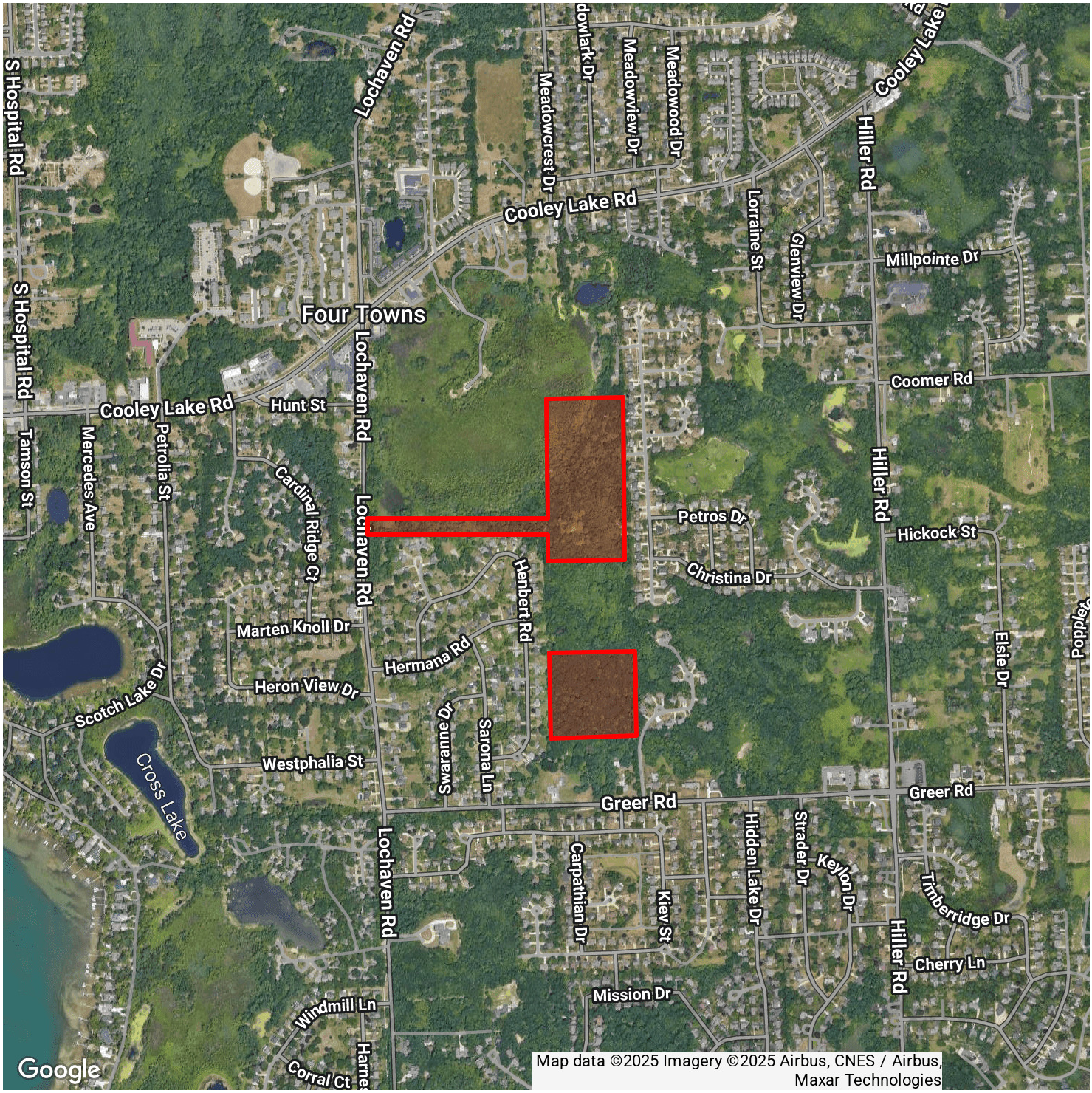
Located in the northeast quadrant of the corner of Lochaven and Greer.



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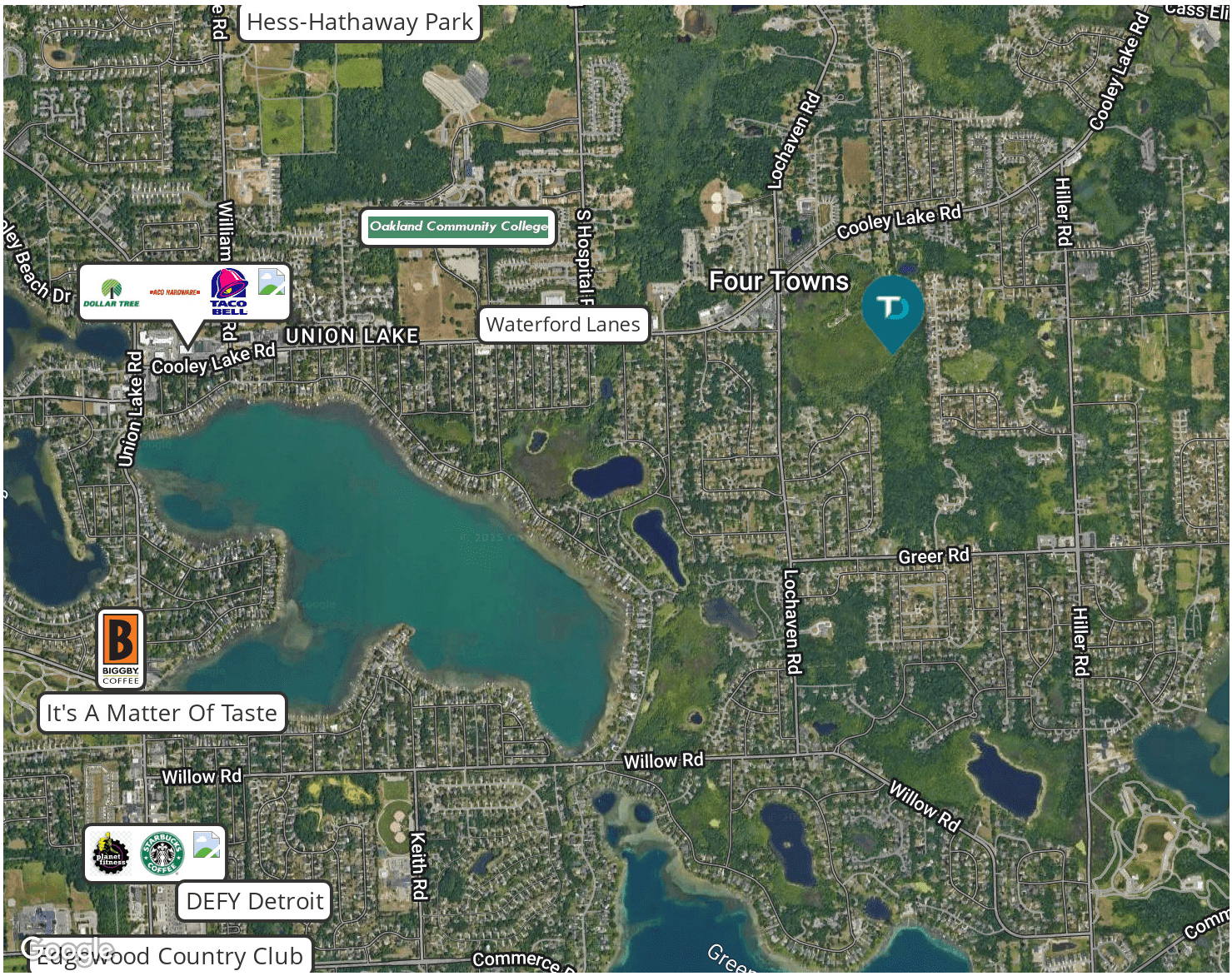


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DEMOGRAPHIC INFORMATION	1 MILE	3 MILES	5 MILES
Total population	5,717	52,164	146,379
Median age	45.3	43.3	43.4
Total households	2,365	22,272	62,043
Average HH income	$95,078	$101,356	$101,827
Average house value	$255,265	$274,177	$265,079