EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

1335 E Center St

1335 E Center St Ithaca, MI 48847



FOR SALE

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Sale Price: $1,300,000

DESCRIPTION

A 3,350 SF operating restaurant building for sale on E Center Street (Business US-127) in Ithaca, MI.

PROPERTY HIGHLIGHTS

- Currently operating restaurant with potential to convert to a new owner's concept, or be redeveloped into a new single or multi-tenant retail development based on its attractive location with visibility from US-127
- Immediate proximity to US-127, located at the exit onto Business-127
- Land contract terms available

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BUILDING INFORMATION

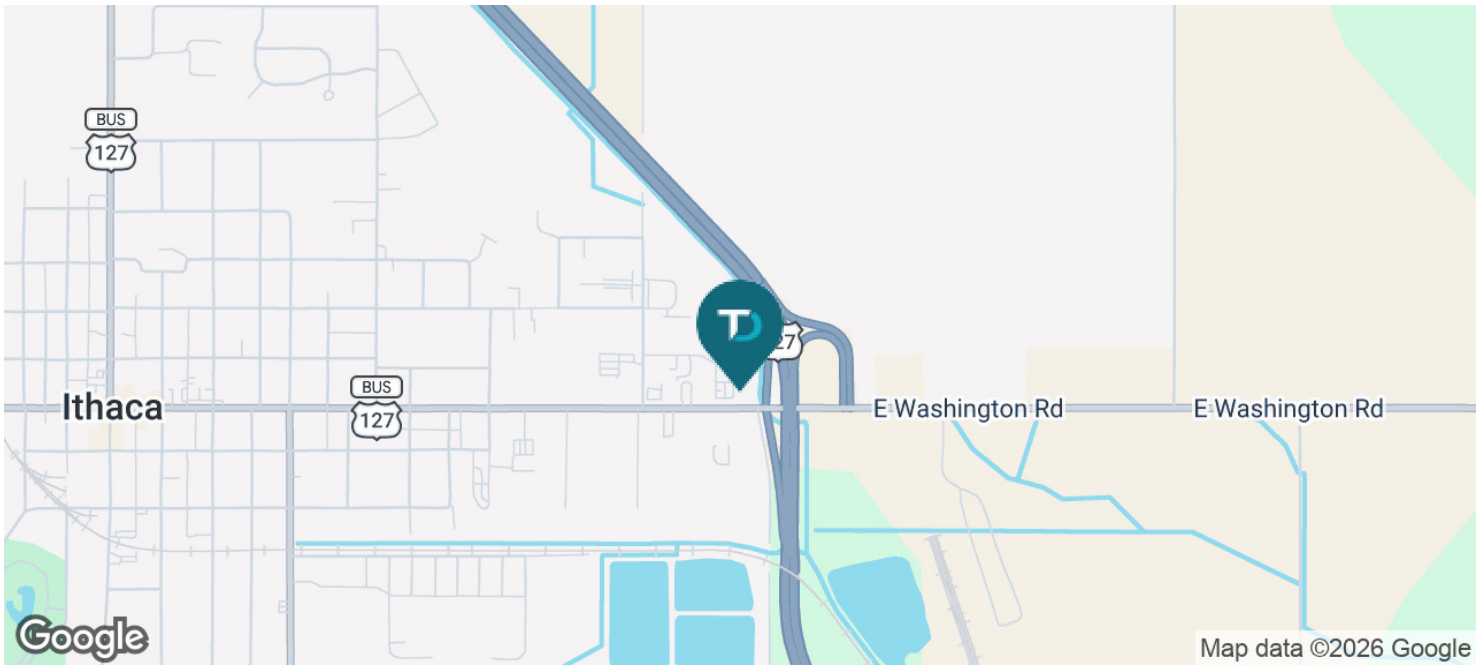
Price/SF:	$388.06
Building Size:	3,350 SF
Year Built:	1998
Year Built:	1998
Parking Spaces:	51

PROPERTY INFORMATION

Lot Size:	1.97
Property Type:	Retail
Property Subtype:	Restaurant
Zoning	C-2 General Commercial
Traffic Count:	7,554 Vehicles/Day on E Center St (Costar, 2020) 19,498 Vehicles/Day on US-127 (Costar, 2022)
Legal Description:	Available upon request
APN:	52-060-304-00

LOCATION INFORMATION

Not Provided



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DEMOGRAPHIC INFORMATION	1 MILE	2 MILES	3 MILES
Total population	1,527	2,884	3,447
Median age	37.0	38.0	38.9
Total households	694	1,285	1,533
Average HH income	$54,441	$54,942	$56,246
Average house value	$93,495	$93,307	$95,885