



Colliers

Asking Price:

\$1.35M

CONTACT US



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FOR SALE

## Pleasant Valley Road Brighton, MI

62.45 Acres of Industrial Land Available

### Property Highlights

- Owner Will Build-to-Suit
- Zoned Industrial/Possible Residential
- Municipal Sewer
- Wooded Setting With Many Possible Building Options
- Approximately 4,899 Linear Feet on I-96
- Minutes From Island Lake State Recreation Area

**Colliers Detroit**

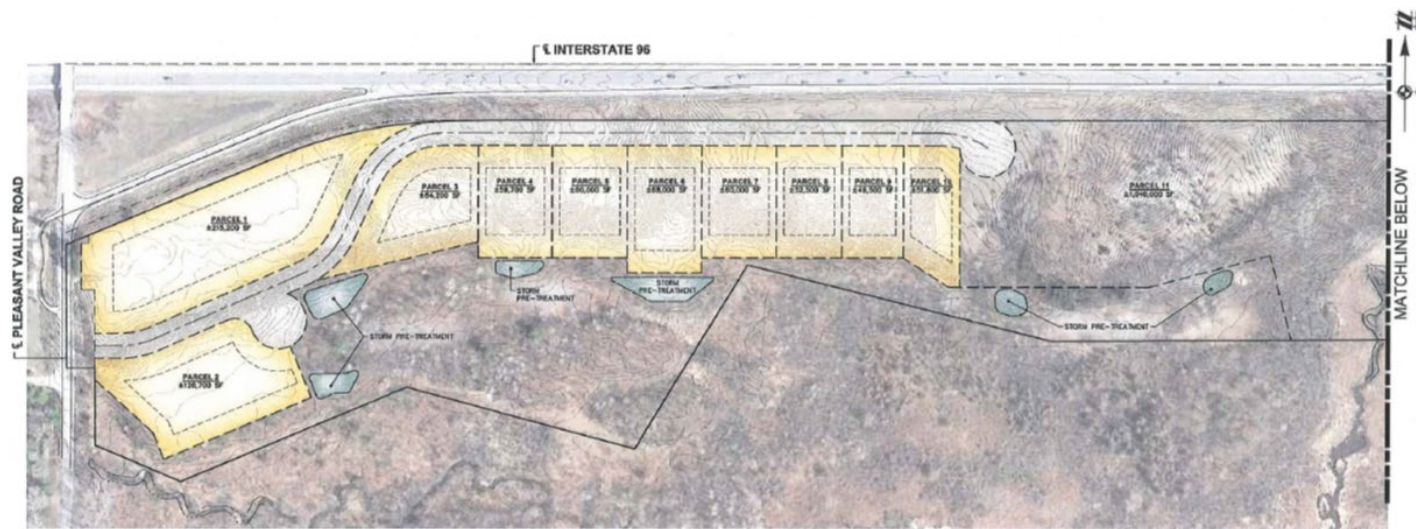
400 W 4<sup>th</sup> Street, Suite 350

Royal Oak, MI 48067

[colliers.com/detroit](http://colliers.com/detroit)



# Concept Plan and Site Data



## Parcel Data

**Site Zoning** I-1 (Industrial)

## Lot Requirements

**Minimum Lot Area** 40,000 SF

**Minimum Lot Width** 150'

## Building Setbacks

**Front** 60'

**Side** 20'

**Rear** 50'

## Parking Setbacks

**Front** 60'

**Side** 10'

## Building & Lot Coverage

**Max. Building Height** 40'

**Max. Building Stories** 4

**Max. Lot Coverage** 50%



62.45 ACRES INDUSTRIAL LAND FOR SALE —

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## Aerial Map

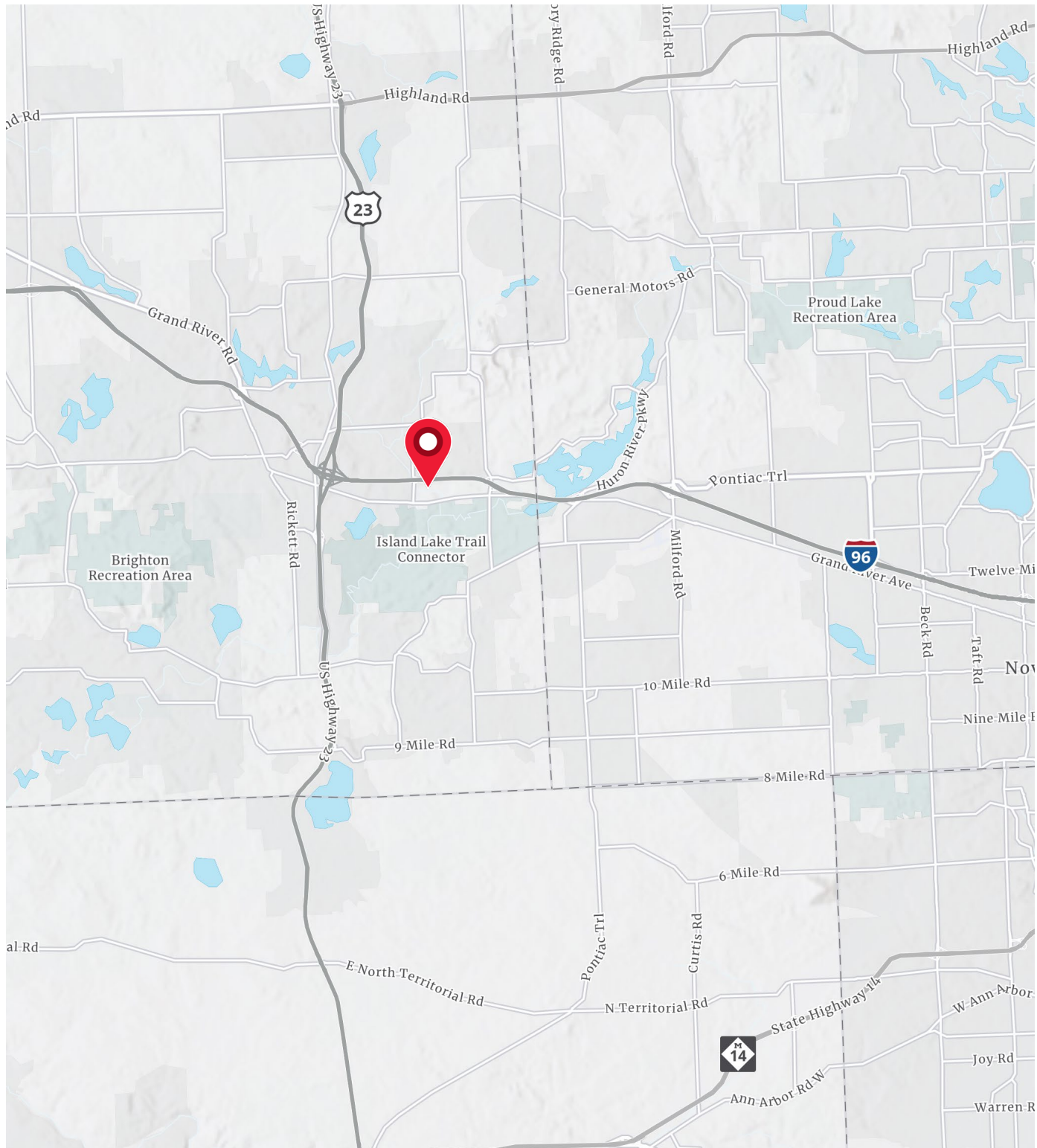




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## Location Map



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*We have no reason to doubt the accuracy of information contained herein, but we cannot guarantee it.  
All information should be verified prior to purchase and/or lease.*