

5 +/- ACRES
LAND



FOR SALE

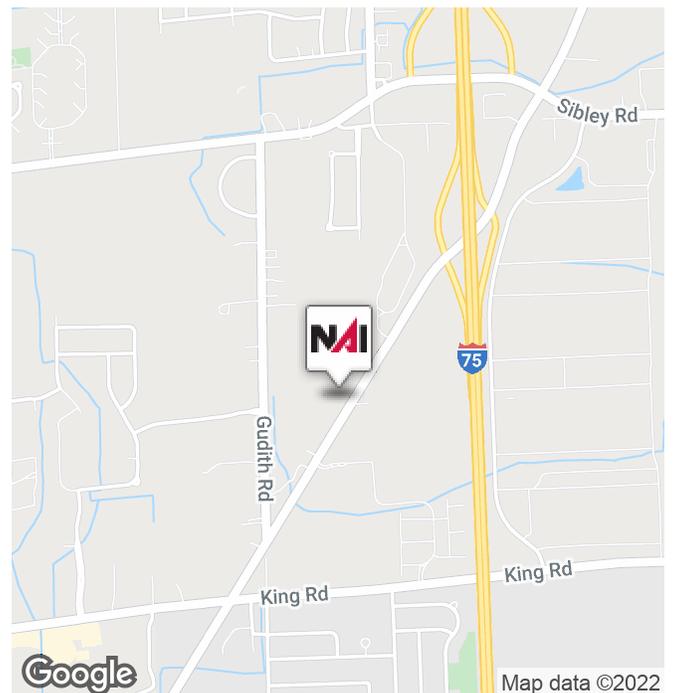


Dix-Toledo Vacant Land

Brownstown Township, Michigan 48183

Property Highlights

- Superior Location
- Right off I-75 Exit - Dix-Toledo Exit
- 5 Acre Site +/-
- 764 SF of Prime Frontage / 350 Depth
- Great Demographics
- Located Next Door to Michigan CAT
- Strong Traffic Count
- Utilities at the Site
- Currently Zoned B-3



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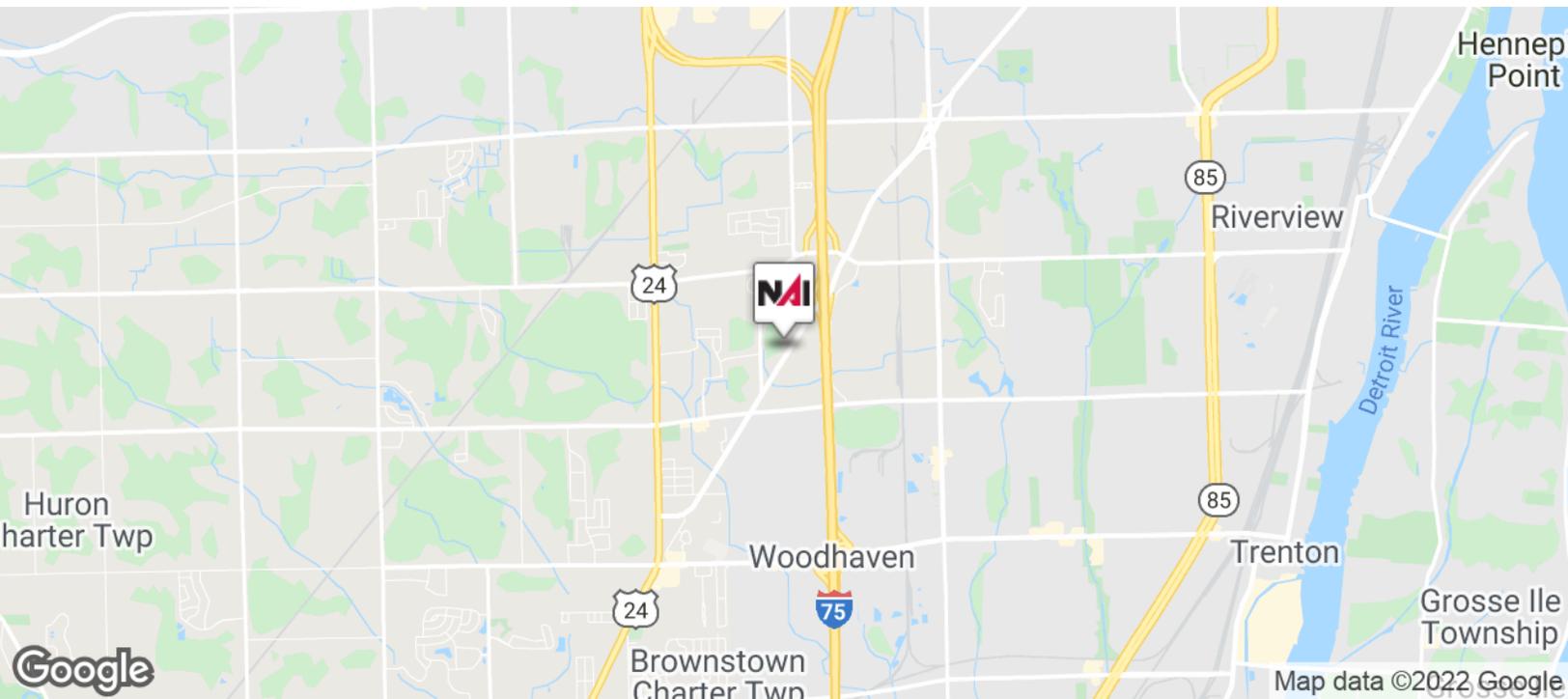
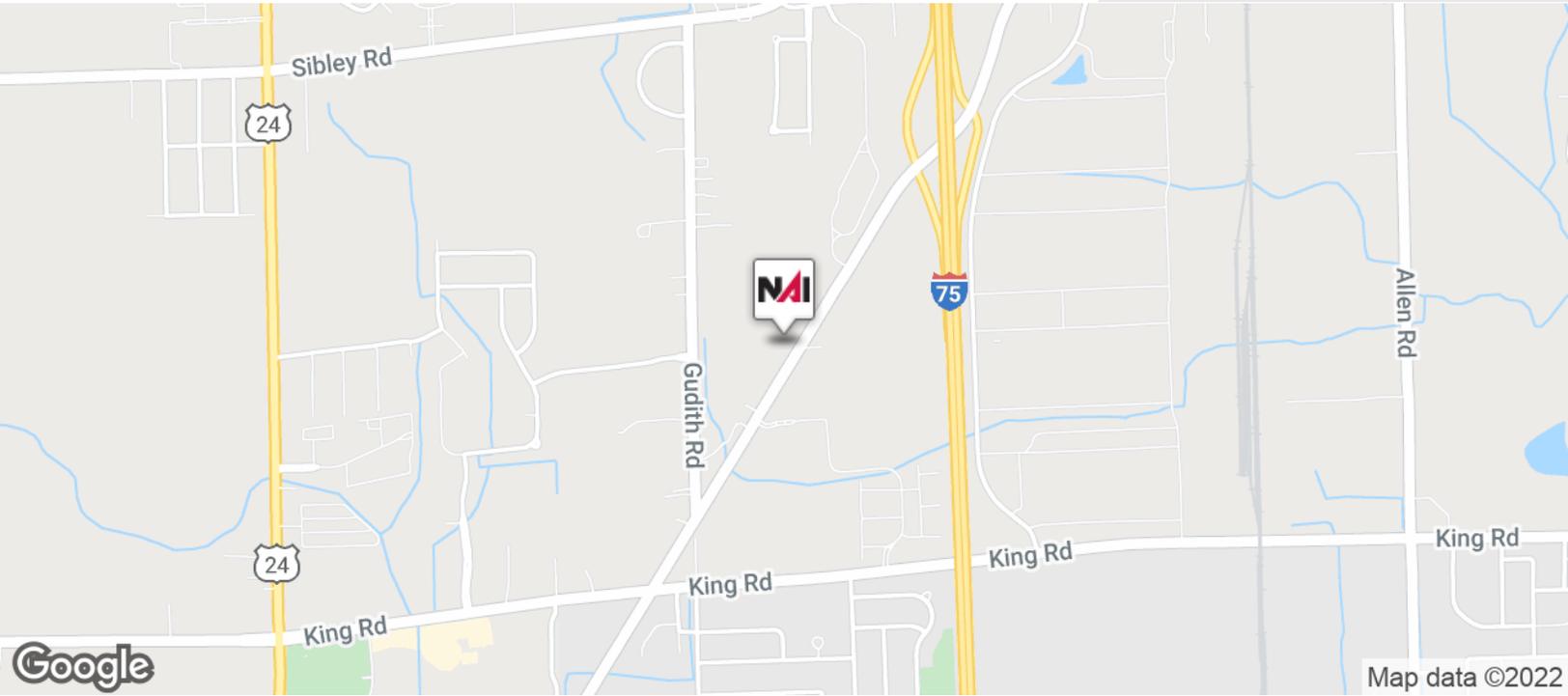
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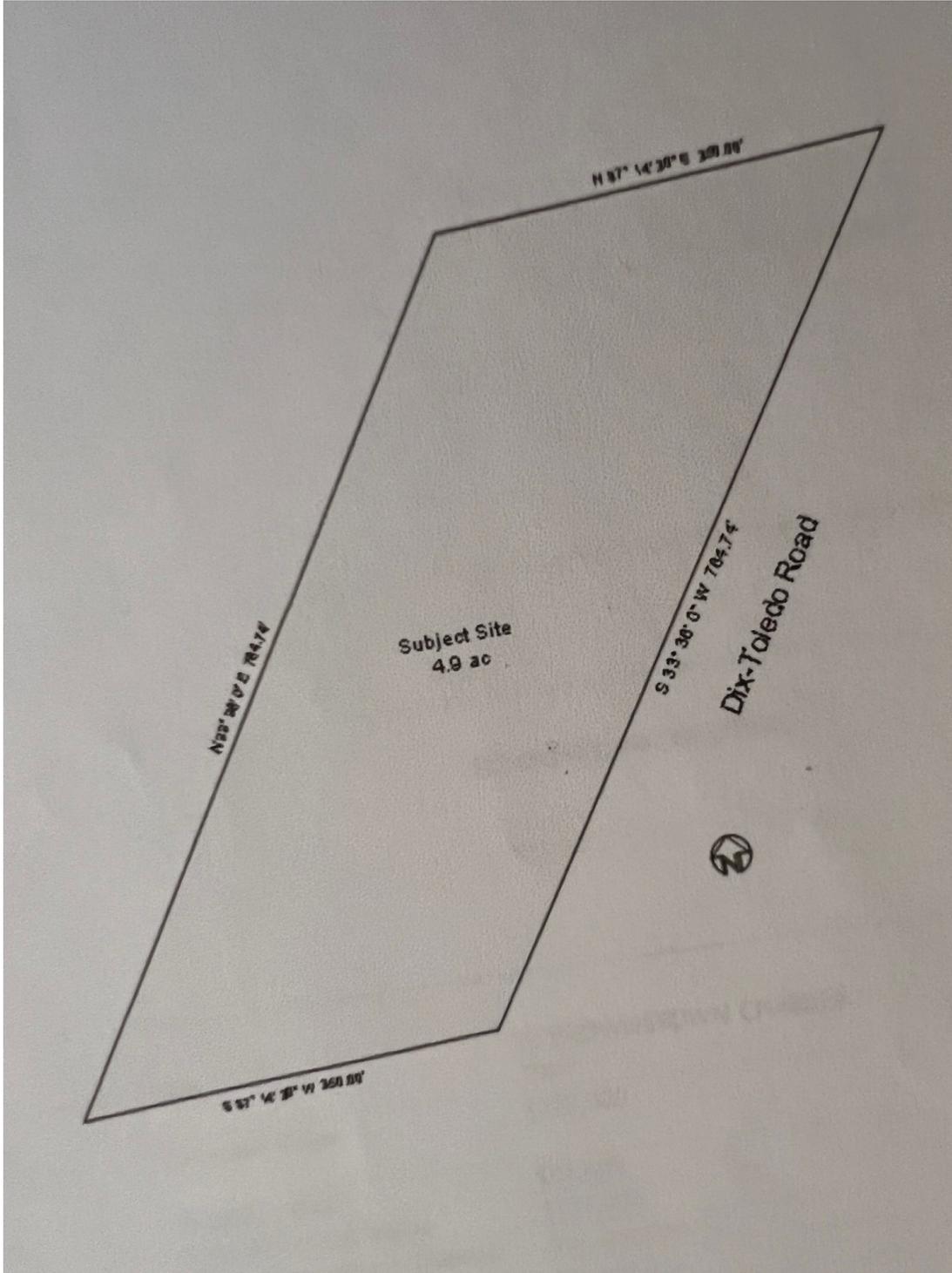
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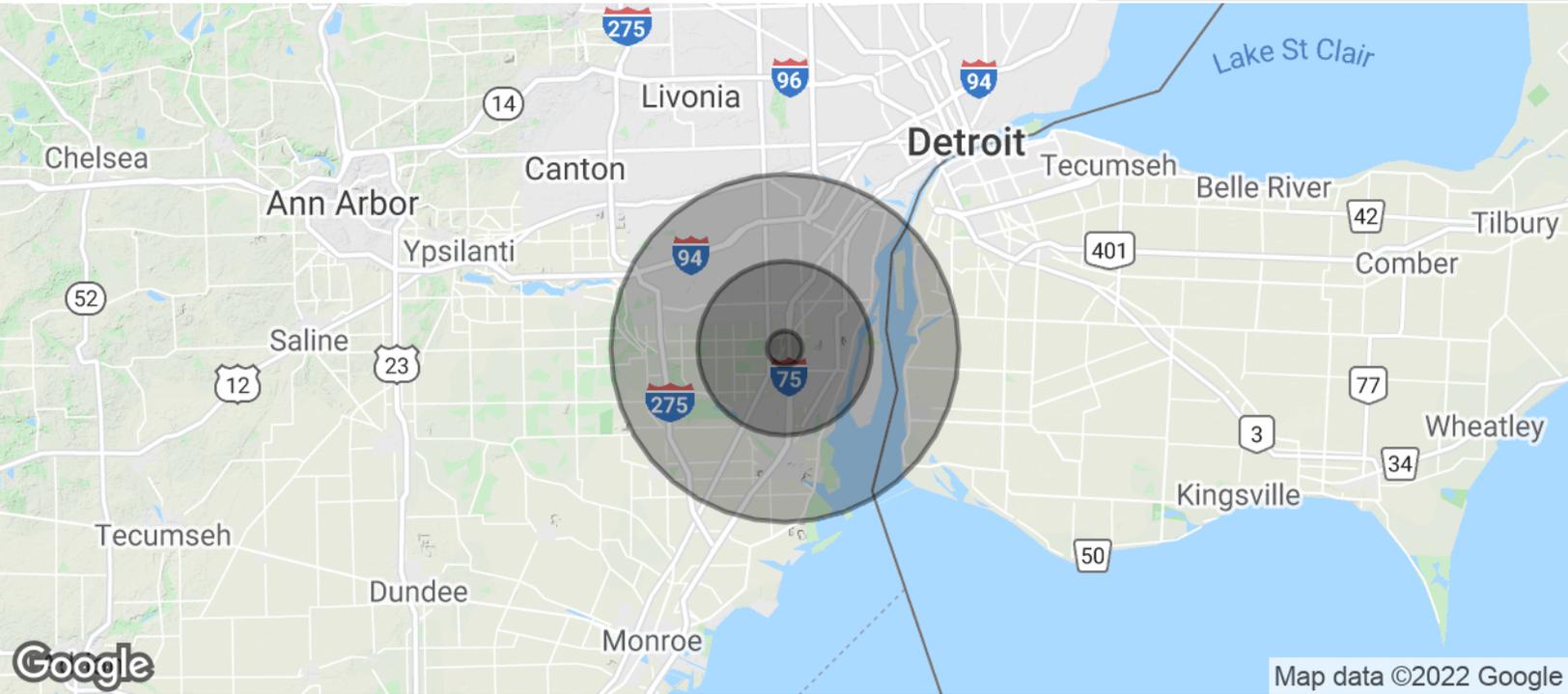
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	5,453	159,433	531,541
Average Age	36.7	38.8	38.5
Average Age (Male)	35.0	37.0	37.4
Average Age (Female)	38.6	40.1	39.6
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	2,108	61,042	205,359
# of Persons per HH	2.6	2.6	2.6
Average HH Income	\$70,703	\$62,735	\$60,003
Average House Value	\$165,454	\$165,817	\$158,802

* Demographic data derived from 2010 US Census