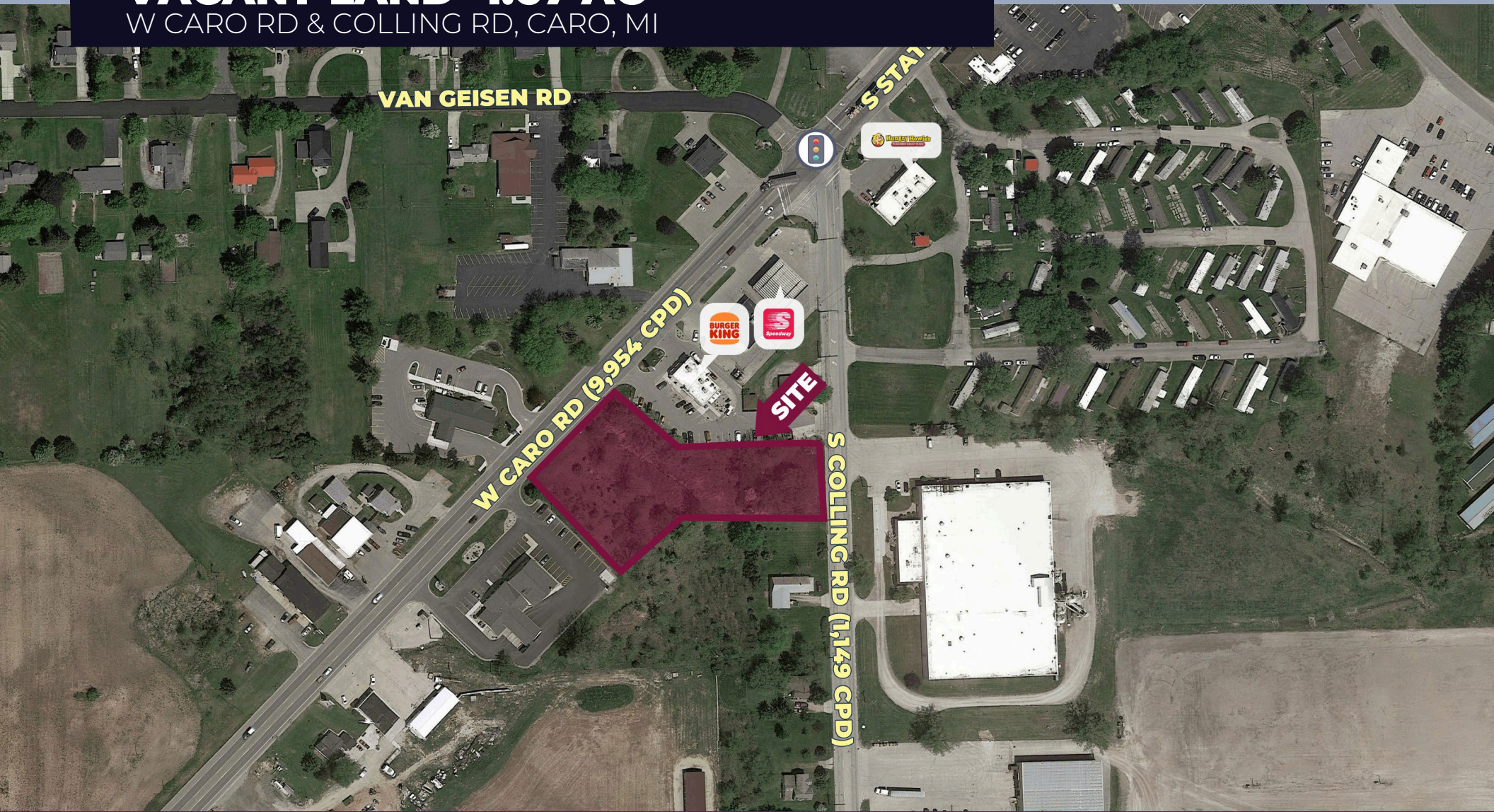


FOR SALE
VACANT LAND- 1.67 AC
W CARO RD & COLLING RD, CARO, MI



PROPERTY DETAILS

\$250,000.00

SALES PRICE

LOCATION:	W Caro Road & Colling Road, Caro, MI
PROPERTY TYPE:	Vacant Land
SALES PRICE:	\$250,000.00
PROPERTY TAXES:	\$1,684.00 (Annually)
LOT SIZE:	1.67 AC
LOT DIMENSIONS:	201' Frontage x 279' Deep (Irregular)
ZONING:	Commercial
TRAFFIC COUNT:	Caro Rd (9,954 CPD) Colling Rd (1,149 CPD)

HIGHLIGHTS

- 1.67 AC Site
- Located on W Caro Rd & Colling Rd
- ±1/2 AC Usable Ground*

*Due to wetlands running through the North Eastern portion of the property

EXCLUSIVELY LISTED BY:



**GORDON S.
HYDE**

Director
ghyde@landmarkcres.com
248 488 2620



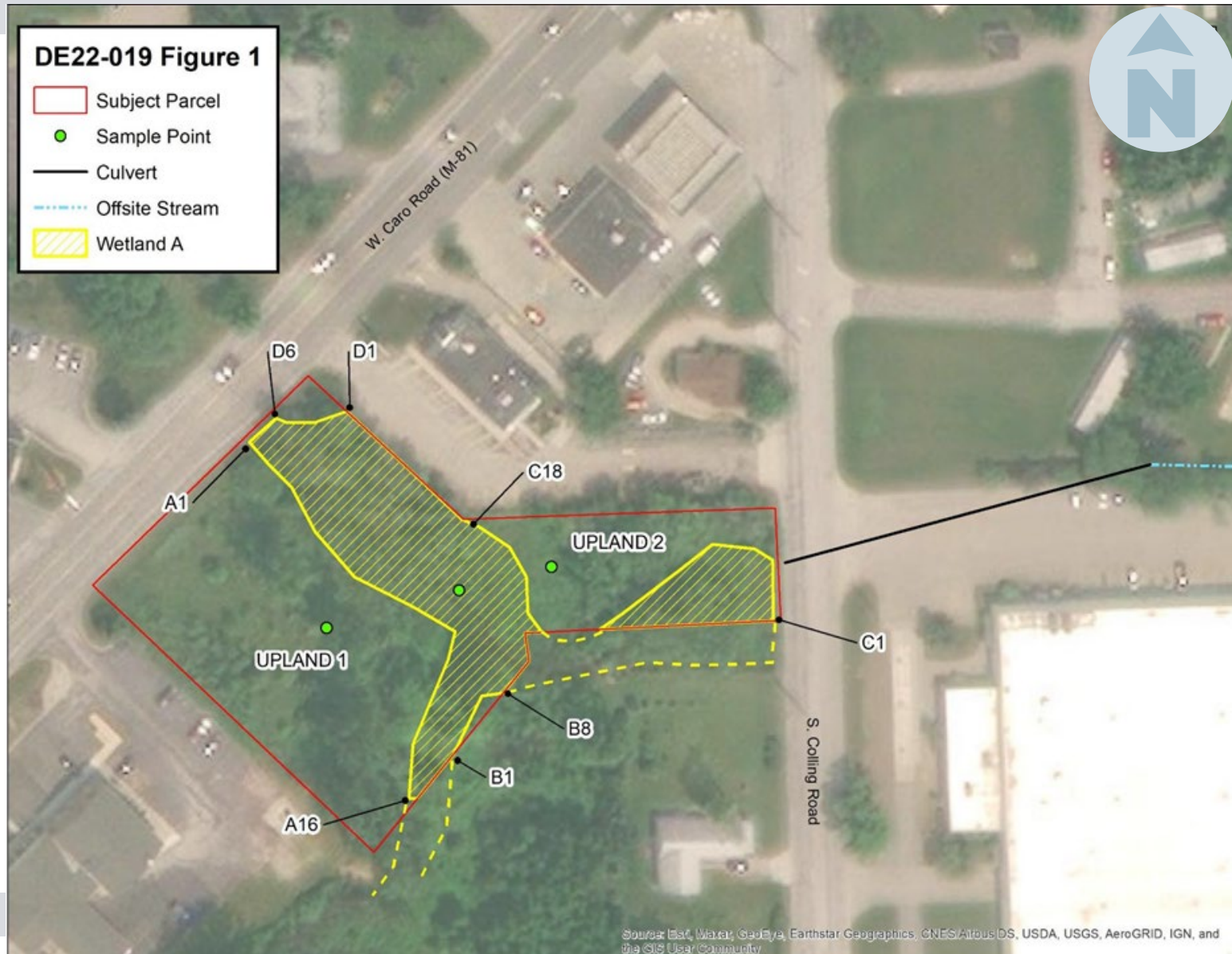
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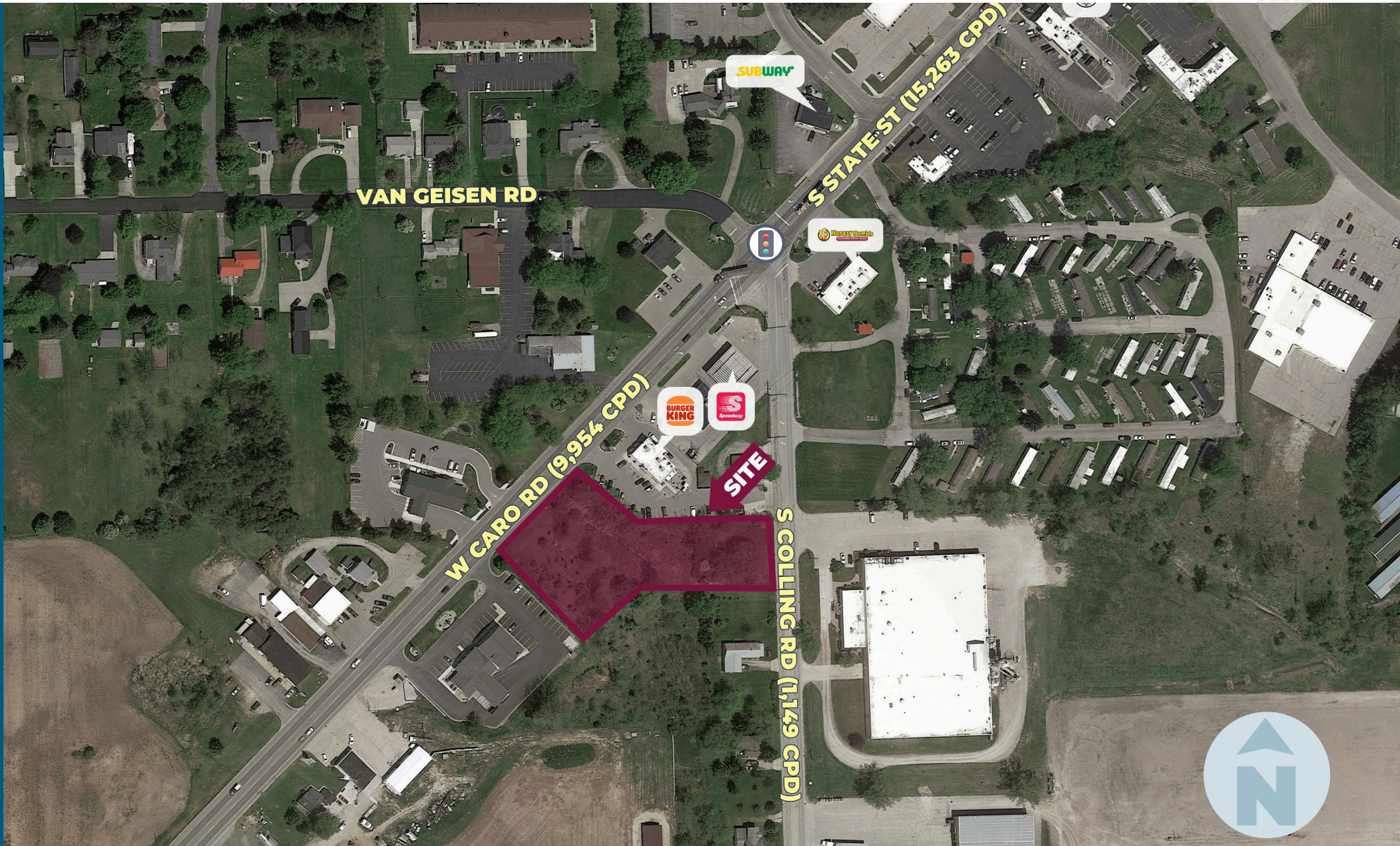
PLAT



WETLAND DELINEATION MAP



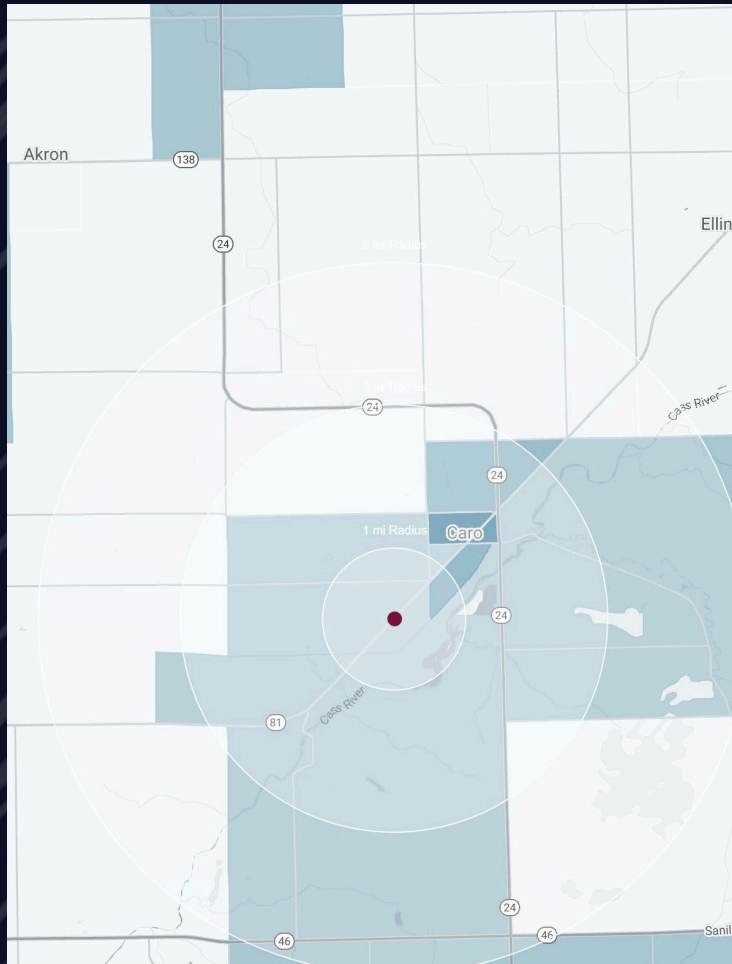
MICRO AERIAL



MACRO AERIAL



DEMOGRAPHICS



VACANT LAND- 1.67 ACRES CARO

W Caro Rd & Colling Rd,
Caro, MI

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2022 Estimated Population	3,006	6,892	9,842
2027 Projected Population	2,871	6,655	9,542
2020 Census Population	2,949	6,857	9,867
2010 Census Population	3,014	7,038	10,283
Projected Annual Growth 2022 to 2027	-0.9%	-0.7%	-0.6%
Historical Annual Growth 2010 to 2022	-	-0.2%	-0.4%
HOUSEHOLDS			
2022 Estimated Households	1,303	2,876	4,075
2027 Projected Households	1,228	2,739	3,900
2020 Census Households	1,283	2,869	4,091
2010 Census Households	1,271	2,832	4,058
Projected Annual Growth 2022 to 2027	-1.1%	-1.0%	-0.9%
Historical Annual Growth 2010 to 2022	0.1%	-	-
RACE			
2022 Est. White	89.6%	89.6%	90.1%
2022 Est. Black	2.0%	2.2%	1.8%
2022 Est. Asian or Pacific Islander	0.4%	0.5%	0.5%
2022 Est. American Indian or Alaska Native	0.4%	0.4%	0.4%
2022 Est. Other Races	7.6%	7.3%	7.2%
INCOME			
2022 Est. Average Household Income	\$57,582	\$59,205	\$63,580
2022 Est. Median Household Income	\$42,804	\$45,839	\$48,981
2022 Est. Per Capita Income	\$25,272	\$25,296	\$26,886
BUSINESS			
2022 Est. Total Businesses	217	394	425
2022 Est. Total Employees	2,490	5,040	5,313

CONTACT US



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