



Colliers

For Sale

PRICE REDUCED!

1733 McGregor Avenue | Ypsilanti, MI  
**21.76 Acres of Vacant Land**

- 21.76 Acres for Sale
- Excellent Location – Just North of I-94 at Rawsonville Road Exit
- Great Site for Manufacturing or Warehouse Users
- All Utilities (Gas/Water/Electric) Available
- Zoned Light Industrial
- Sale Price: \$1,400,000 (\$64,338/Acre)

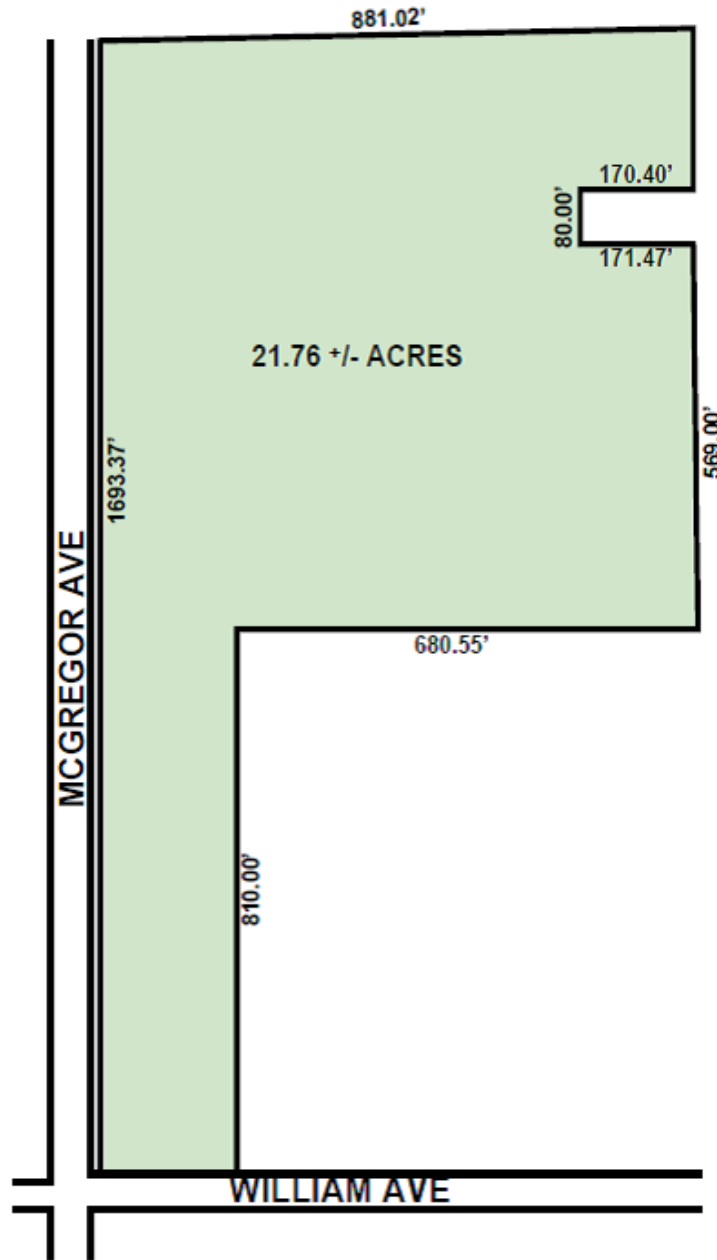
Contact:

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21.76 Acres of Vacant Land

## Site Plan



\*Drawing not to scale

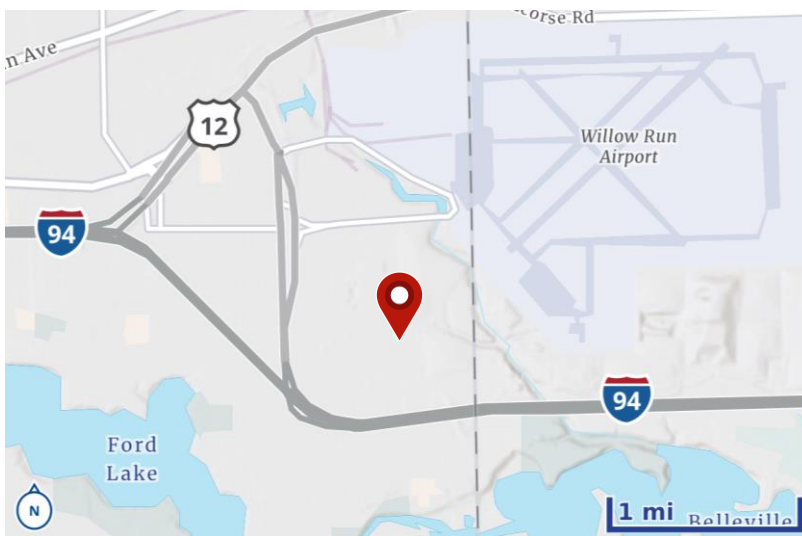
# Location Overview

1733 McGregor Avenue, Ypsilanti, Michigan

Sale Price	\$1,400,000
Sale Price/Acre	\$64,338
Acreage - Max	21.76
Dimensions	Irregular
Zoning	Light Industrial
Utilities	Gas/Water/Electric
County	Washtenaw
Crossroads	I-94 Service Drive at Rawsonville Road

## Demographics (3 Mile Radius)

- Traffic Count: **15,540**
- Population: **41,694**
- Daytime Population: **29,472**
- Total Housing Units: **18,159**
- Median Household Income: **\$60,862**
- Median Household Value: **\$199,506**
- Total Businesses: **755**



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Accelerating success.

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.