

CANNABIS GROW FACILITY FOR SALE

402 - 408 Oak Street | Buchanan, MI 49107



Building 1

3-Building Approved Cannabis Grow Facility Available for Further Development

Building: 10,914 SF (Total)
Land: 0.73 Acres
Zoning: Industrial
Power: 3-Phase
Reduced Price: \$1,295,000 (~~\$1,395,000~~)

[VIEW PROPERTY ONLINE](#)

Details:

Excellent redevelopment and investment opportunity! This 3-building approved cannabis grow facility is in Buchanan, MI. Redevelopment of these buildings has begun but they are looking for a new owner to finish the development and make it their own. The largest of the three buildings, the grow facility is 6,206 SF and is approximately 90% completed, the second proposed grow facility is 2,068 SF and is 50% completed, and the third building is intended for storage and is 2,640 SF. The original plan called for two separate entrances and a community garden with plenty of parking and paths. For a list of available equipment, please contact the Broker for details.



Buildings 2 and 3

NAI Cressy

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200 N. Church St., Suite 200, Mishawaka, IN 46544

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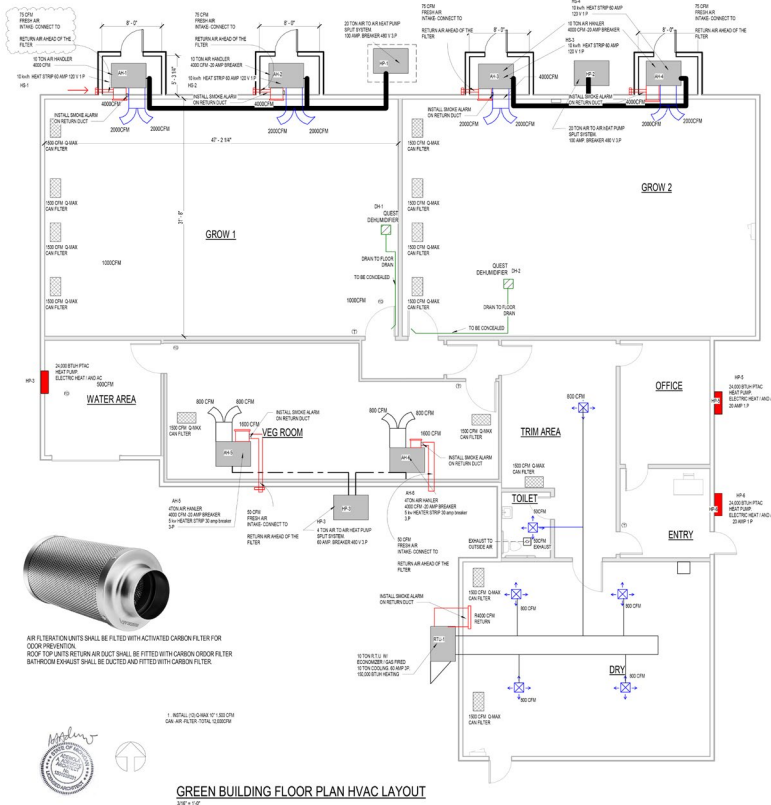
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Proposed Site Plan



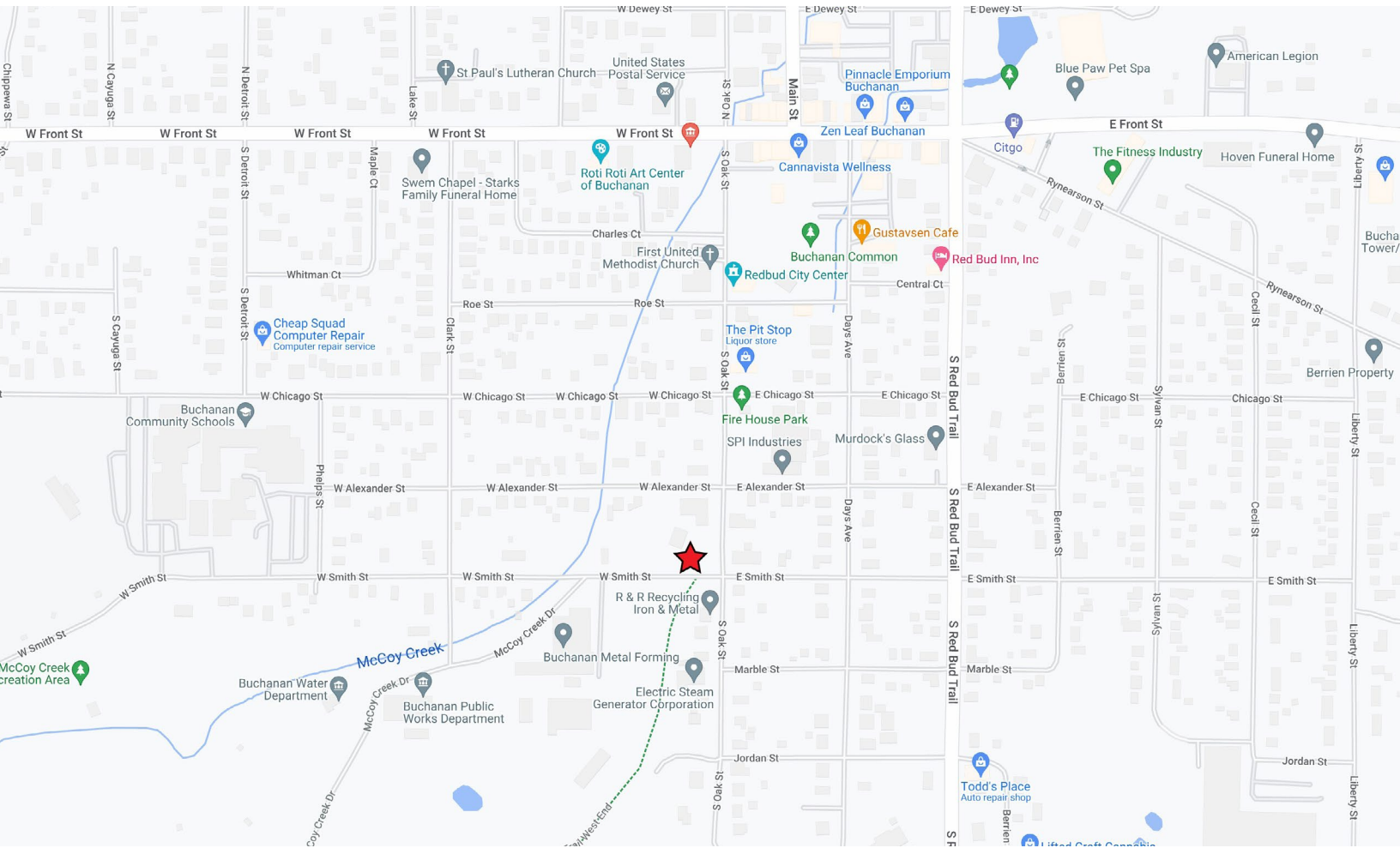
Proposed Floor Plan Building 1



LOCATION OVERVIEW

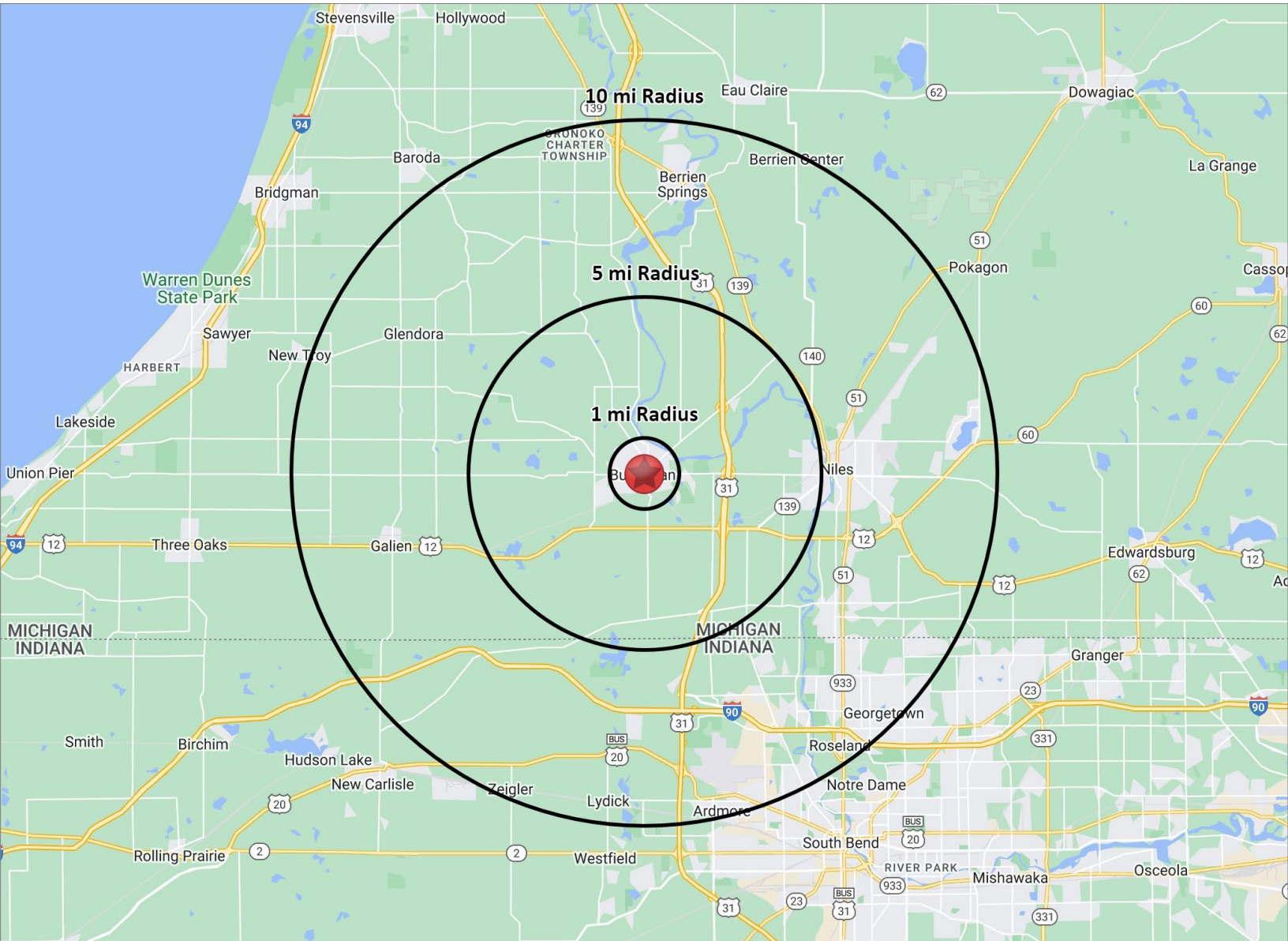
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- This property is located on S. Oak Street in Buchanan, MI between W. Alexander and W Smith Streets.
- The property has two entrances, one on Oak St. and one on Smith St.
- It is in an excellent location, just a five minute walk from the popular Front St. in downtown Buchanan where there are shops and eateries and 2.5 miles from busy US 12 and US 31.





POPULATION



NUMBER OF HOUSEHOLDS



AVERAGE HOUSEHOLD INCOME



MEDIAN HOME VALUE

1 MILE	4,048
5 MILE	7,588
10 MILE	14,590

1 MILE	1,848
5 MILE	3,247
10 MILE	6,110

1 MILE	\$86,295
5 MILE	\$97,827
10 MILE	\$106,719

1 MILE	\$170,142
5 MILE	\$198,231
10 MILE	\$212,016