



**OFFERING SUMMARY**

<b>Sale Price</b>	\$550,000
<b>Sale Terms</b>	Cash / LC
<b>Price per Acre</b>	\$135,903.00
<b>Existing Building</b>	1,404 SF
<b>Site Dimensions</b>	495' x 355'
<b>Acres</b>	4.047 +/- AC
<b>Van Dyke Frontage</b>	495 feet
<b>36 Mile Frontage</b>	355 feet
<b>Zoning</b>	C1 Commercial

**PROPERTY OVERVIEW**

High profile corner location great for many uses including auto wash, banks and credit unions, eating/drinking establishments, pharmacy or convenience store with drive thru, day care, garden/landscape and more!

**PROPERTY HIGHLIGHTS**

- ◆ Dual frontage on corner location
- ◆ 495' of Van Dyke Frontage
- ◆ 355' of 36 Mile Rd frontage
- ◆ High traffic location
- ◆ Possible Land Contract Terms



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