

# REDEVELOPMENT/ INVESTMENT SALE



# GRATTAN RACEWAY PARK

7201-7443 Lessiter Avenue NE | Belding, Michigan

For more information, contact:

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Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawal.



**SIGNATURE  
ASSOCIATES**  
KNOW SIGNATURE | KNOW RESULTS



# PROPERTY SUMMARY

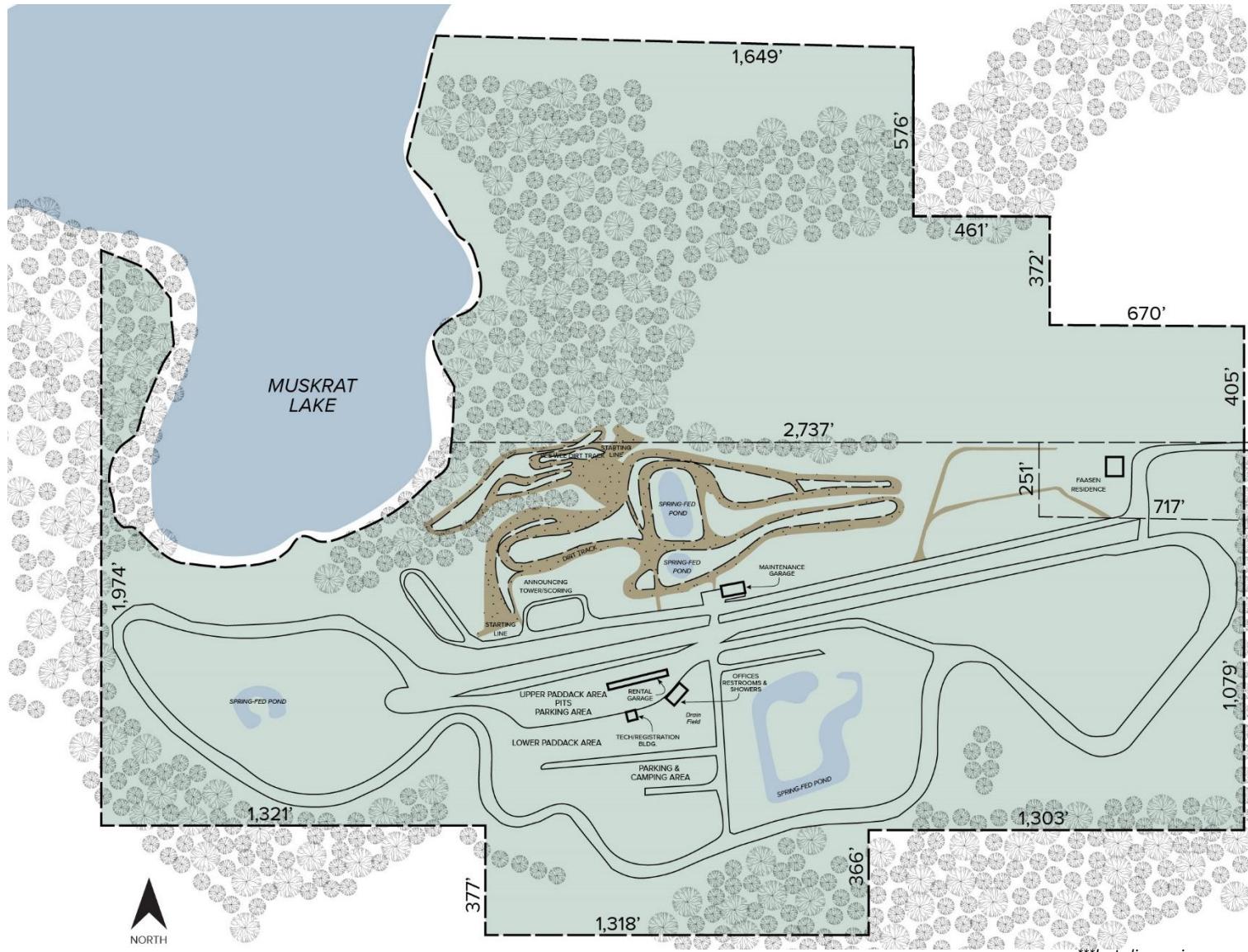


## Over 190 acres of land for redevelopment or private racetrack:

- Grattan Raceway is considered one of the finest privately owned courses in America
- Approximately 25 miles northeast of Grand Rapids, MI
- Features a two-mile, newly repaved course with a 3,200 foot straightaway and approximately 1.25 miles for a Motocross course
- Full concession area and covered viewing area for spectators
- Well-maintained, spacious grounds with scenic views
- Private in-ground swimming pool, several ponds and a lake for swimming or fishing
- Sale includes three separate parcels
- Property has utilities off the road and on-site
- Over 4,000 feet of frontage along Muskrat Lake
- Zoned AG2
- Sale Price: \$15,000,000



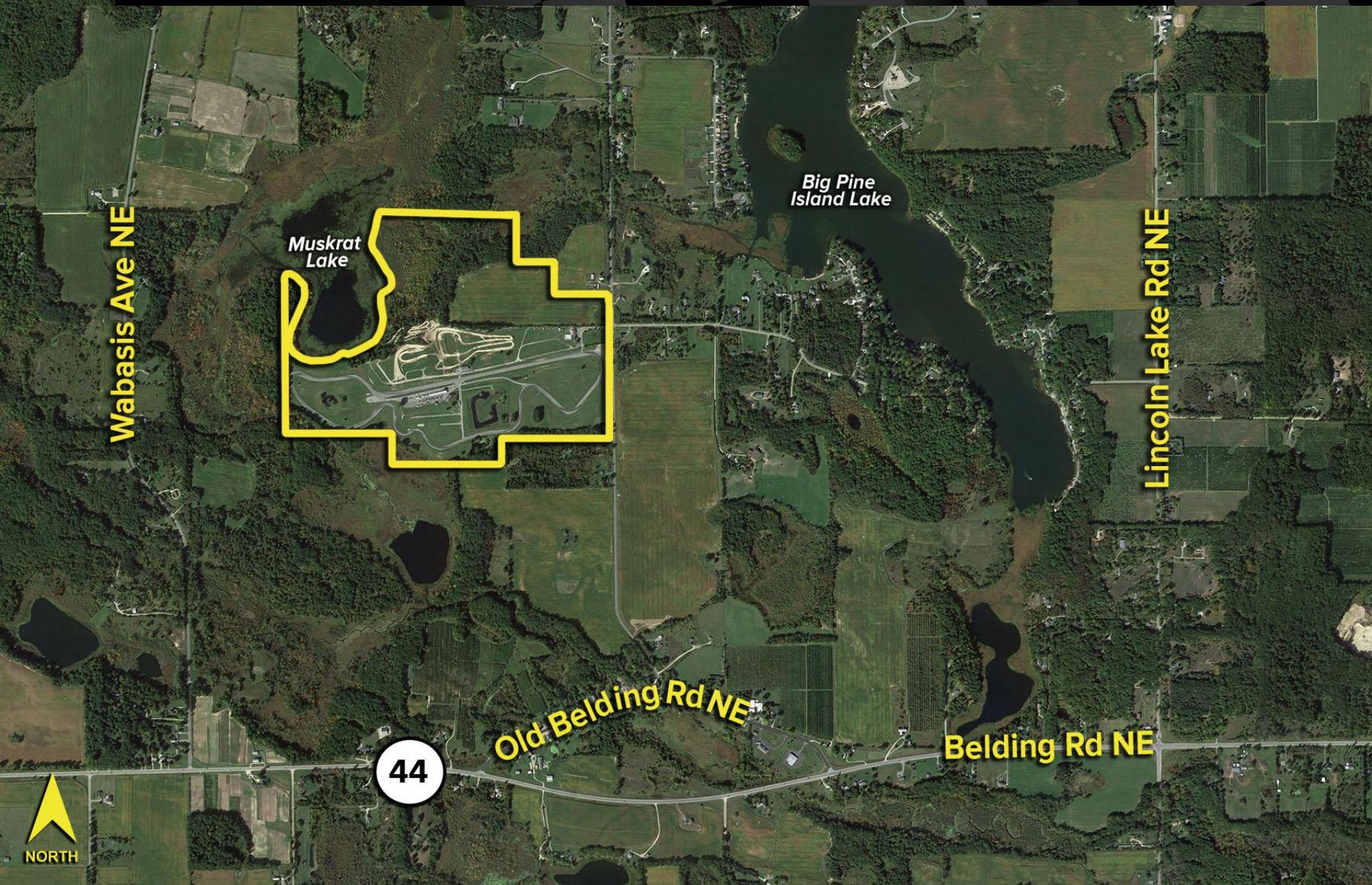
# SITE PLAN



\*\*\*Lot dimensions are approximate\*\*\*



# AERIAL VIEW



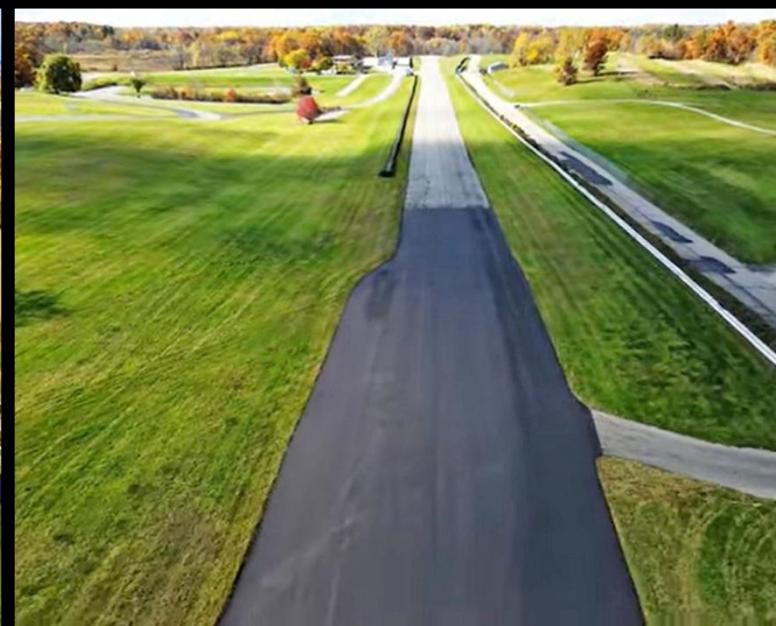


# PROPERTY PHOTOS





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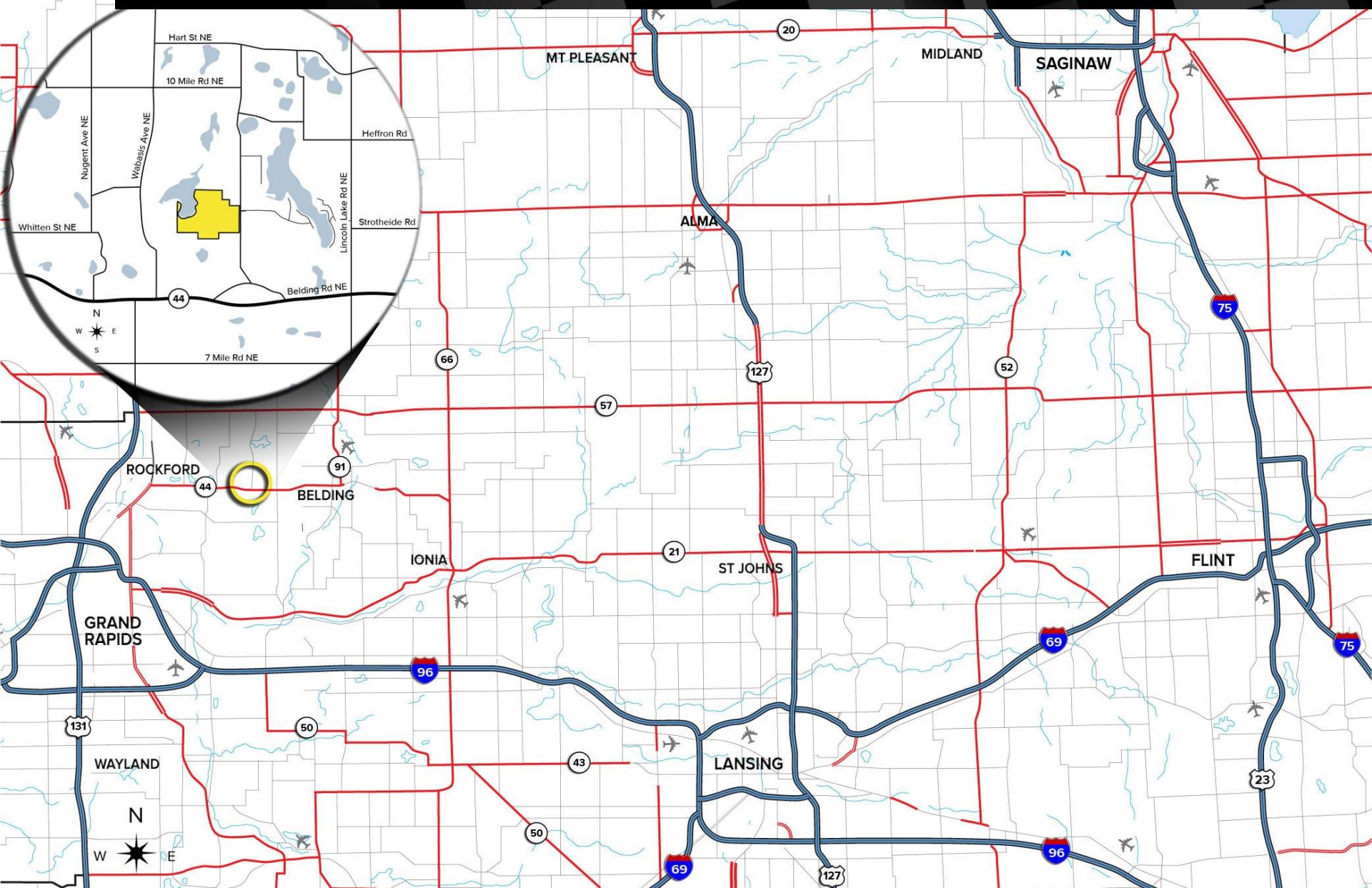


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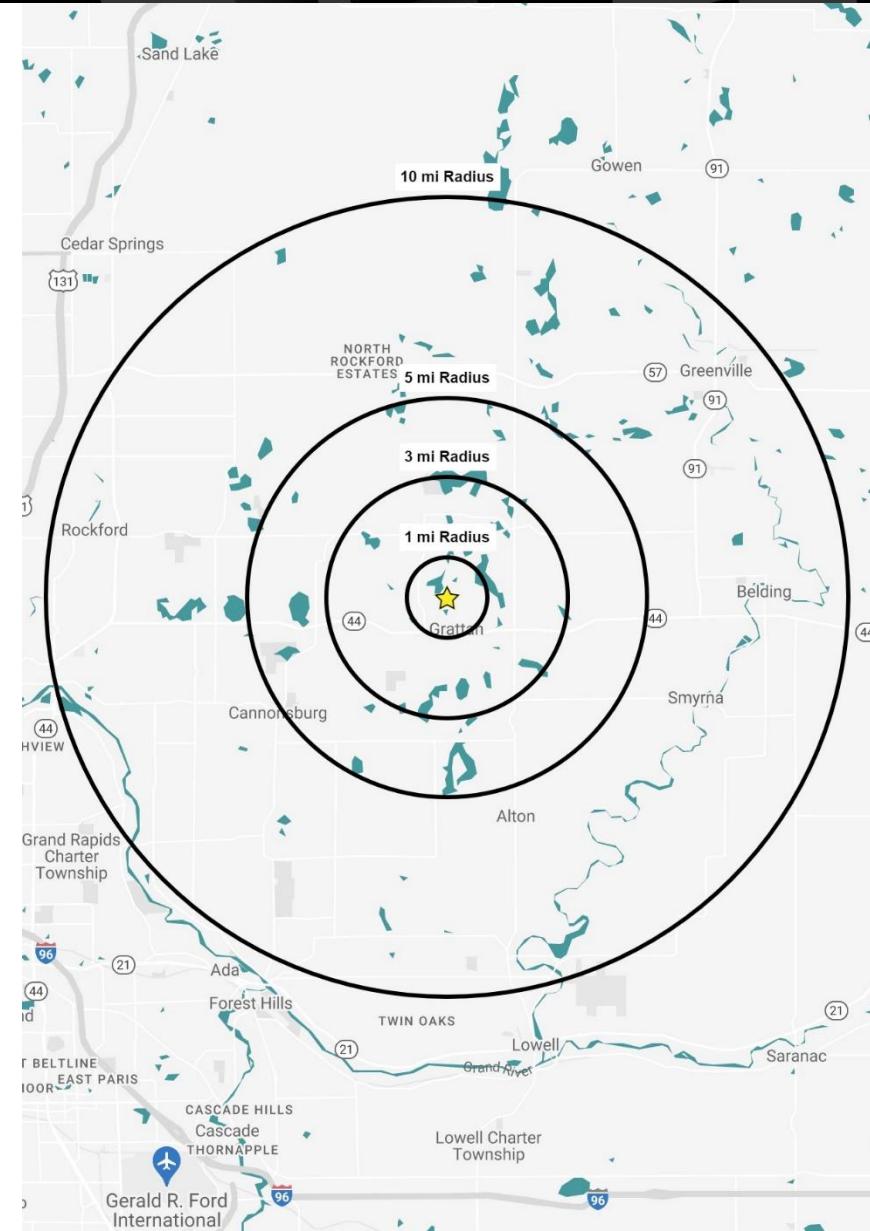
# AREA MAP

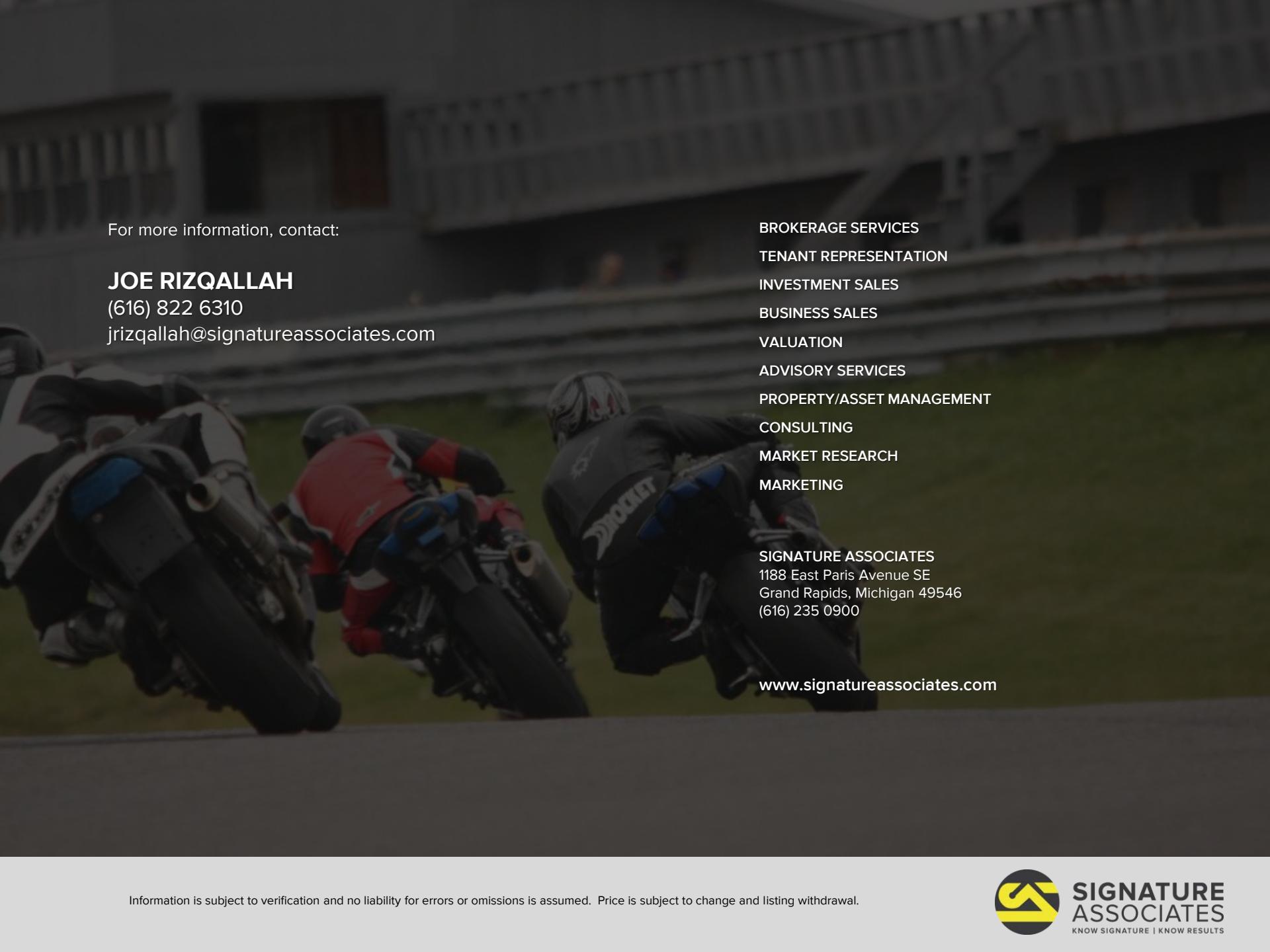




# DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
<strong>POPULATION</strong>			
EST 2024 Population	125	11,666	78,598
EST 2029 Population	128	12,000	80,616
<strong>HOUSEHOLDS</strong>			
EST 2024 Total Households	49	4,378	29,893
EST 2029 Total Households	51	4,567	31,151
<strong>INCOME LEVELS</strong>			
EST 2024 AVG Household Income	\$147,686	\$133,016	\$126,378
EST 2029 AGV Household Income	\$153,998	\$139,000	\$131,785
<strong>BUSINESS</strong>			
Total Businesses	3	212	1,822
Total Employees	27	1,392	17,396
Total Headquarter Establishments		11	74
Total Headquarter Employees	13	175	3,540





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