

**WARD**  
REAL ESTATE, INC.

*"Bay City's Oldest Real Estate Company"*

**FOR  
SALE**



**Erik Frankson**  
Associate Broker

Ward Real Estate, Inc  
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**6655 7TH ST.**

Starting at \$15.00 psf | .89 - 2.96 Acre

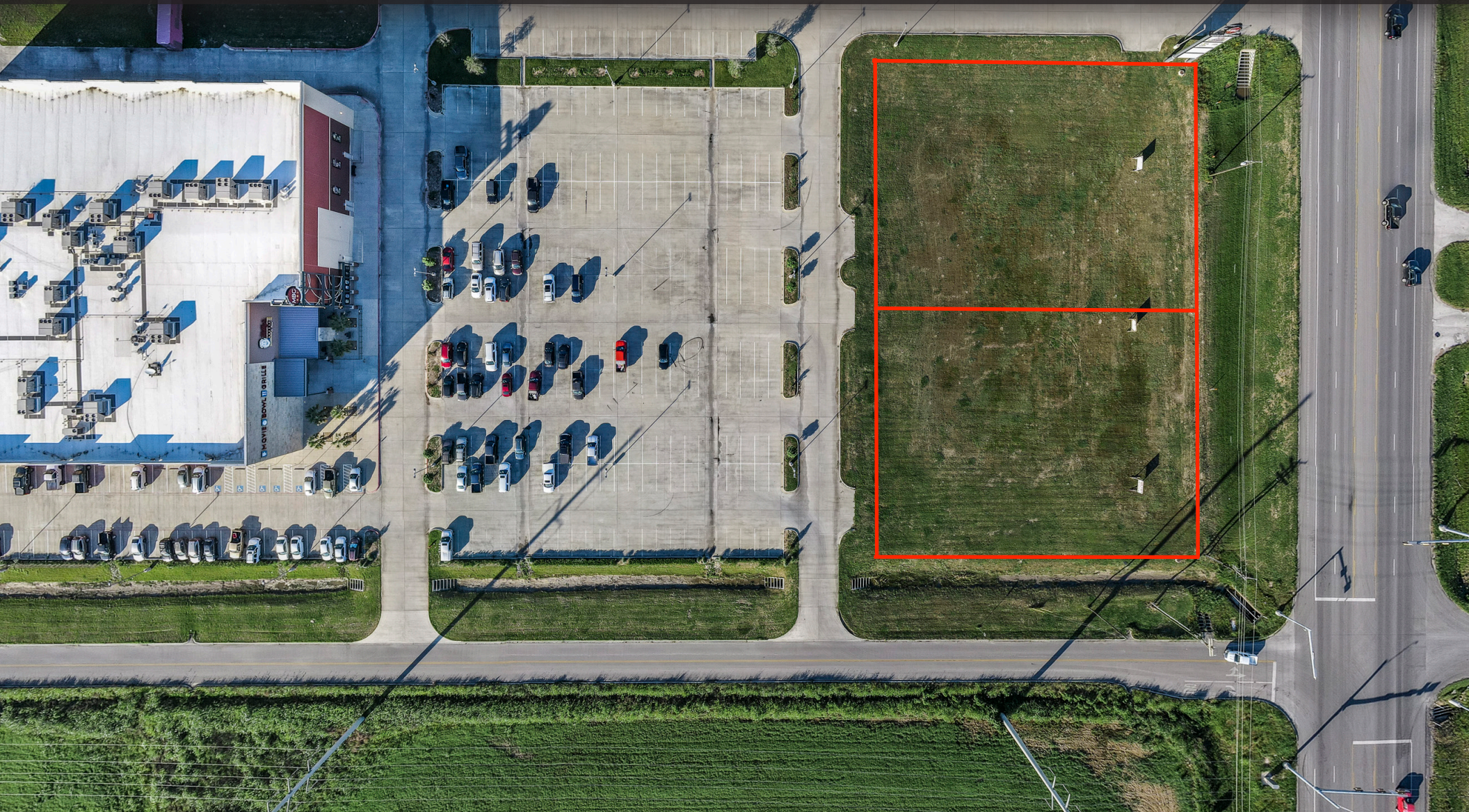


# FOR SALE

**Starting at \$12.00 psf | .89 - 2.96 Acre**

Build Ready Pad Sites - plat and drainage approved  
24,000 VPD Lighted Intersection Hard Corner

**25,000 Visitors/Month Average for Anchor - *Schulman's Movie, Bowl & Grill***

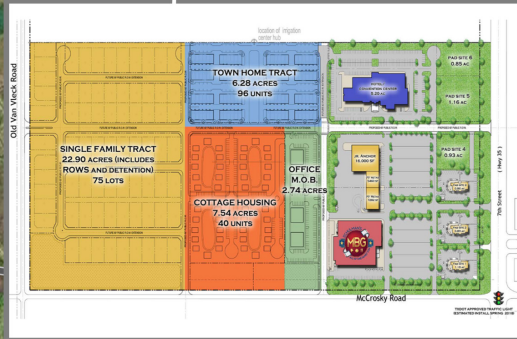


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DEMOGRAPHIC PROFILE	3 Mile Radius	5 Mile Radius	10 Mile Radius
2018 Estimated Population	17,519	20,943	23,765
Daytime Population	15,765	18,712	20,165
Median HH Income	\$45,268	\$46,107	\$45,705
Number of Households	6,629	7,852	8,927

	5 Minute DT	10 Minute DT	15 Minute DT
2018 Estimated Population	3,324	18,553	21,700
Daytime Population	4,849	17,289	19,410
Median HH Income	\$50,632	\$45,209	\$46,087
Number of Households	1,205	7,035	8,140

\*Source: STI PopStats

