



WONDERLAND APARTMENTS

726 SOUTH HURON ST.
CHEBOYGAN, MI 49721

6 UNITS | \$650,000

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Property Overview

Global Real Estate Advisors are pleased to present the exclusive offering of Wonderland Apartments located at 726 South Huron Street in Cheboygan, Michigan.

Wonderland Apartments is a small complex consisting of 6 units, 5 of which have been renovated. There have been recent capital improvements on the property including all new privacy fences around the complex and outdoor storage sheds for each unit. There is additional acreage on the property for the building and development of additional units if the new ownership desires.

Cheboygan is a small northern Michigan town, with a lively downtown, views of the Michigan waterways, and endless trails for hiking, ATV, biking, and snowmobiling. The waterfront downtown is undergoing a 5 year development plan bringing in new restaurants and downtown amenities.



WONDERLAND APARTMENTS



Highlights

YEAR BUILT	LIST PRICE	PRICE PER UNIT
1960	\$650,000	\$108,333

PROPERTY SUMMARY

726 S. Huron St. // Cheboygan, MI 49721

PROPERTY INFORMATION

# of Units	6
Year Built / Reno	1960 / 2018
Total Rentable SF	6,050
Occupancy	83% (1 Vacancy)
# of Buildings	1
# of Stories	2
Parking	Surface Lot - 2 Spaces / Unit

SITE

Lot Size	2.50 Total Acres
Parcel Number	055-G17-001-019-00

CONSTRUCTION

Type	Brick + Vinyl Siding
Roof	Pitched Shingle (Aged 11 Years)

UTILITIES

Electric	Tenant Paid
Gas	Tenant Paid
Water & Sewer	Landlord Paid
Trash	Landlord Paid
Heating	Electric Baseboard
Heating	Window AC (Tenant Paid)


Highlights & Amenities

- New Privacy Fence in Backyard for Entire Complex
- New Outdoor Storage Sheds - 1 per Unit
- 5 of 6 Units Have Been Renovated
- Available Acreage for Additional Development
- Several Public and Private Schools and Places of Worship Nearby
- Nearby Public Parks & Boating Access
- Live Music & Entertainment Downtown
- Downtown Cheboygan Waterfront Experiencing a 5-Year Redevelopment Plan
- Less than 30 Minutes to Mackinac Bridge



Additional Photos





Downtown Cheboygan:
Washington Park, Marinas
& Public Access, Cheboygan
Brewing Co., etc.



Wonderland
Apartments



Lake Huron

West Lincoln Avenue

A white rounded rectangle containing five logos: Arby's (red and white), Burger King (yellow and red), Walmart (blue and white), ACE Hardware (red and white), and Walgreens (red and white).

S HURON STREET

McLaren
Medical Center

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies.

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