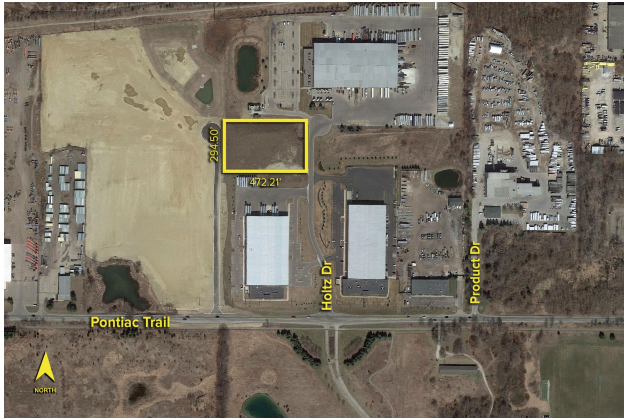




LAND For Sale

Location: Holtz Drive
Side of Street: West
City: Milford/Twp., MI
Cross Streets: Pontiac Trail
County: Oakland

Acreage: 3.20

Improvements: N/A

Zoning: M-2

Dimensions:

UTILITIES

Sanitary Sewer: Yes

Gas: Yes

Storm Sewer: Yes

Outside Storage: Yes

Water: No

Rail Siding: No

ADJACENT LAND

North: Industrial

East: Industrial

South: Golf Course

West: Industrial

PRICING INFORMATION

Asking Price: \$652,800.00

Per Acre: \$204,000.00

Per SqFt : \$4.68

Parcel #: 16-36-451-029

Assessor Number: N/A

Terms:

Taxes: \$5,339.21 (2024/25)

TRAFFIC INFORMATION

Yr: 2025 Count: 20,439 Wixom Rd. N. of Pontiac Trail
Yr: 2025 Count: 19,989 Wixom Rd. S. of Pontiac Trail
Yr: 2025 Count: 11,643 Pontiac Trail W. of Old Plank Rd.
Yr: 2025 Count: 15,104 Pontiac Trail E. of Old Plank Rd.

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	1,696	\$85,191
3 Mile Radius	32,751	\$86,058
5 Mile Radius	93,213	\$112,563

Comments: 3.20 Acres. Build-to-suit for sale or lease up to 40,000 sq. ft., pad ready. Common retention area for the park. Tax abatement available



Broker: SIGNATURE ASSOCIATES

Agent(s):

Jim Montgomery, (248) 359-0614, jmontgomery@signatureassociates.com

Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.