



LAND For Sale or Lease

Location: 30670 Twenty-Three Mile Road

Side of Street: South

Cross Streets: Chesterfield Twp., MI
Cross Streets: E. of I-94/W. of Sass Rd.

County: Macomb

Acreage: 3.78 Improvements: N/A

Zoning: O-1, Professional **Dimensions:**

UTILITIES

Sanitary Sewer:YesGas:YesStorm Sewer:NoOutside Storage:NoWater:YesRail Siding:No

ADJACENT LAND

North: Comm/Industrial East: Comm./Retail
South: Residential West: Residential

PRICING INFORMATION

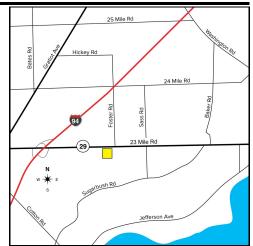
Asking Price: \$525,000.00

Per SqFt: \$3.19 Assessor Number: N/A

Terms: Cash **Taxes:** \$8,487.11 (2024)

TRAFFIC INFORMATION	DEMOGRAPHICS		Median HH	
Yr: 2025 Count: 37,250	23 Mile Rd. E. of I-94		Population	Income
Yr: 2025 Count: 31,910	23 Mile Rd. W. of I-94	1 Mile Radius	9,135	\$77,546
Yr: 2025 Count: 57,200	I-94 N. of 23 Mile Rd.	3 Mile Radius	48,079	\$88,258
Yr: 2025 Count: 78,822	I-94 S. of 23 Mile Rd.	5 Mile Radius	83,362	\$93,993

Comments: Great main road frontage, currently zoned office, possible rezoning commerical - multi family. Possible retail development.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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