

0.34 ACRES VAN DYKE AVENUE

0.34 ACRES VAN DYKE AVENUE | WASHINGTON TOWNSHIP, MI 48095

Land For Sale



PROPERTY HIGHLIGHTS

- 0.34-acre vacant commercial parcel with frontage on Van Dyke Road
- Zoned LC, Local Commercial, allowing a variety of neighborhood-oriented retail, office, and service uses
- Located just south of 30 Mile Road in Washington Township
- Directly across from Jim Riehl's Friendly Chrysler Dodge Jeep Ram
- Surrounded by established retail, restaurants, automotive businesses, and neighborhood services
- Adjacent to a residential neighborhood with convenient access to Romeo and Shelby Township
- Seller reserves the right to retain a perpetual billboard easement on the property



30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.

JOEY ORAM

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OFFERING SUMMARY

Sale Price:	\$235,000
Parcel:	24-04-15-276-027
Zoning:	LC, Local Commercial
Land Size:	0.34 Acres

TAXES

Winter 2025:	\$852.59
Summer 2026:	\$3,515.92
Total:	\$4,368.51

PROPERTY DESCRIPTION

0.34-acre vacant commercial parcel along Van Dyke Road, just south of 30 Mile Road in Washington Township. Zoned LC, Local Commercial, the property offers a variety of neighborhood-oriented retail, office, and service uses, subject to township approval and applicable development standards. Situated directly across from Jim Riehl's Friendly Chrysler Dodge Jeep Ram, the site is surrounded by established commercial businesses and nearby residential neighborhoods. Seller reserves the right to retain a perpetual billboard easement on the property.

LOCATION DESCRIPTION

Located on the west side of Van Dyke Road, south of 30 Mile Road, across the street from Jim Riehl's Friendly Chrysler Dodge Jeep Ram.

SURROUNDING BUSINESSES

Kroger, Dollar Tree, Pet Supplies Plus, O'Reilly Auto Parts, Jet's Pizza, Subway, Little Caesars, Jimmy John's, Arby's, Culver's, Hallmark, H&R Block, Sally Beauty, Chase Bank, Huntington Bank, Serra Buick GMC, Serra Kia, Westview Orchards Farm Market.

TRAFFIC (VEHICLES PER DAY)

Van Dyke Avenue	15,357
(2WAY/ADT/CoStar 2026)	



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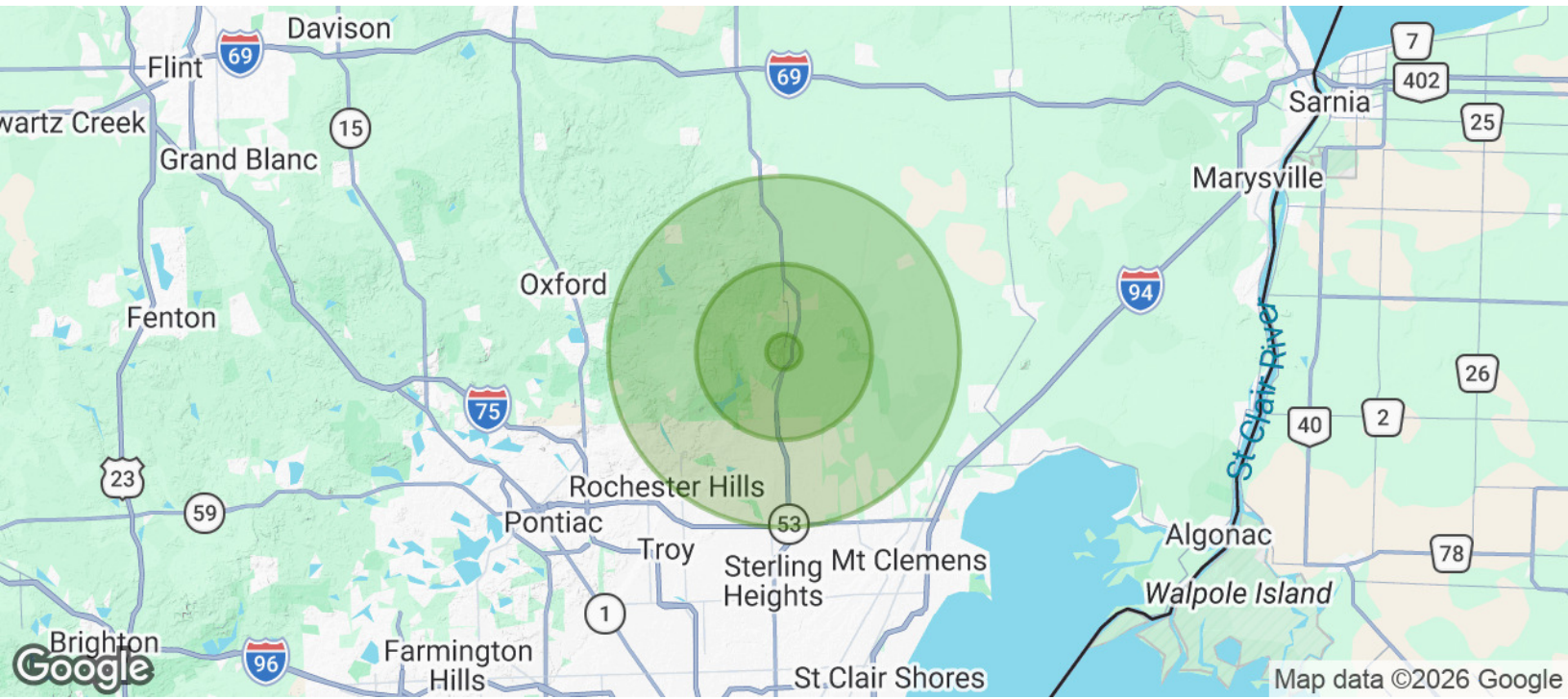
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	1,302	49,001	266,132
Average Age	48.0	43.5	43.3
Average Age (Male)	50.6	42.8	41.9
Average Age (Female)	46.0	44.2	44.4

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	527	19,004	99,980
# of Persons per HH	2.5	2.6	2.7
Average HH Income	\$124,695	\$130,569	\$135,654
Average House Value	\$390,541	\$389,830	\$388,397

2023 American Community Survey (ACS)



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