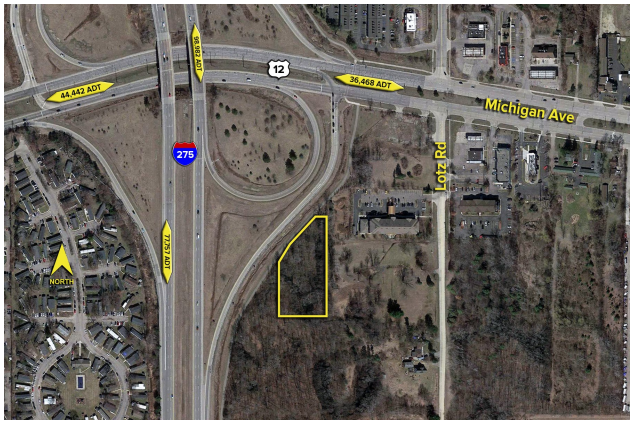


SIGNATURE ASSOCIATES
KNOW SIGNATURE | KNOW RESULTS

LAND For Sale

Location: Michigan Avenue
Side of Street: South
City: Canton, MI
Cross Streets: I-275
County: Wayne

Acreage:	2.48	**Improvements:**	N/A
Zoning:	C-4	**Dimensions:**	Irregular

UTILITIES

Sanitary Sewer:	No	**Gas:**	No
Storm Sewer:	No	**Outside Storage:**	No
Water:	No	**Rail Siding:**	No

ADJACENT LAND

North:	Land	**East:**	Hotel
South:	Land	**West:**	Exit Ramp

PRICING INFORMATION

Asking Price:	$295,000.00		
Per Acre:	$118,951.61	**Parcel #:**	71-142-01-0057-001
Per SqFt :	$2.73	**Assessor Number:**	N/A
Terms:	Cash to Seller	**Taxes:**	$1,234.72 (2024/25)

TRAFFIC INFORMATION

Yr:	2025	**Count:**	98,982	I-275 N. of Michigan Ave.
Yr:	2025	**Count:**	77,757	I-275 S. of Michigan Ave.
Yr:	2025	**Count:**	44,442	Michigan Ave. W. of I-275
Yr:	2025	**Count:**	36,468	Michigan Ave. E. of I-275

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	5,254	$77,954
3 Mile Radius	62,809	$90,149
5 Mile Radius	188,305	$85,190

Comments: Vacant land located at I-275 and Michigan Avenue in Canton Township. Rare Opportunity in a growing area with freeway visibility.



Broker: **SIGNATURE** ASSOCIATES

Agent(s):
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Brad Viergever, (248) 799-3146, bviergever@signatureassociates.com

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