

Vacant Land Regional/Mixed Use Corridor

1879 W Michigan Ave, Ypsilanti, MI 48197



Swisher
COMMERCIAL

FOR SALE



OFFERING SUMMARY

Sale Price:	\$375,000
Lot Size:	18.8 Acres
Zoning:	MICHIGAN AVE. FORM BASED CODE DISTRICT REGULATING PLAN

PROPERTY DESCRIPTION

Ypsilanti Township recently updated its Master Plan and this property is centrally located in the Regional/Mixed Use Corridor of the newly formed Michigan Avenue Form Based Code District Plan.

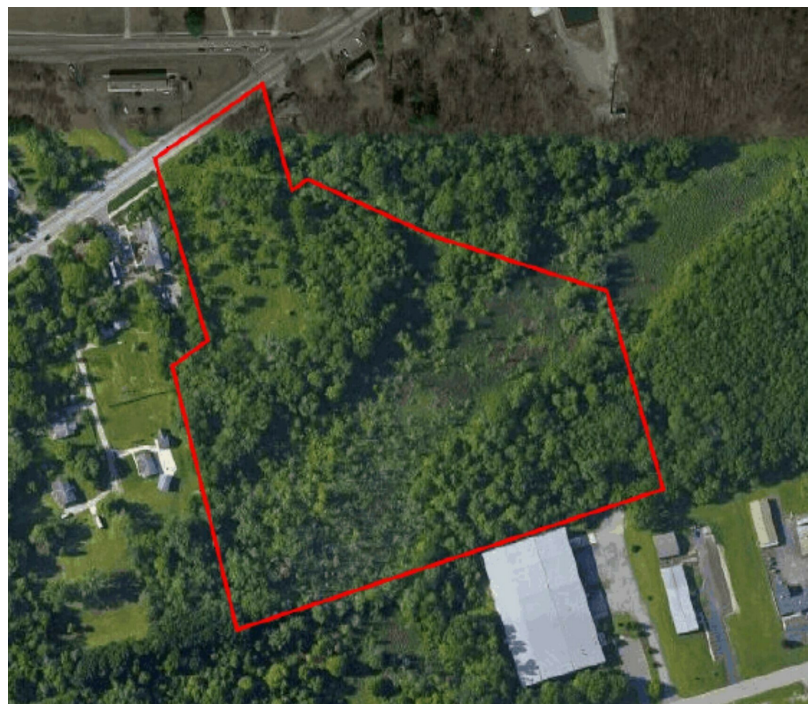
The Michigan Ave. Regional/Mixed Use Corridor - Site Type D permitted use groups include Misc. Residential/Related Uses, Office/Institutional, Retail, Entertainment and Services and Light Industrial. Special use groups include Other Misc. and Automotive.

This is a unique development opportunity.

Tony Caprarese

734.222.7520

tonyc@swishercommercial.com



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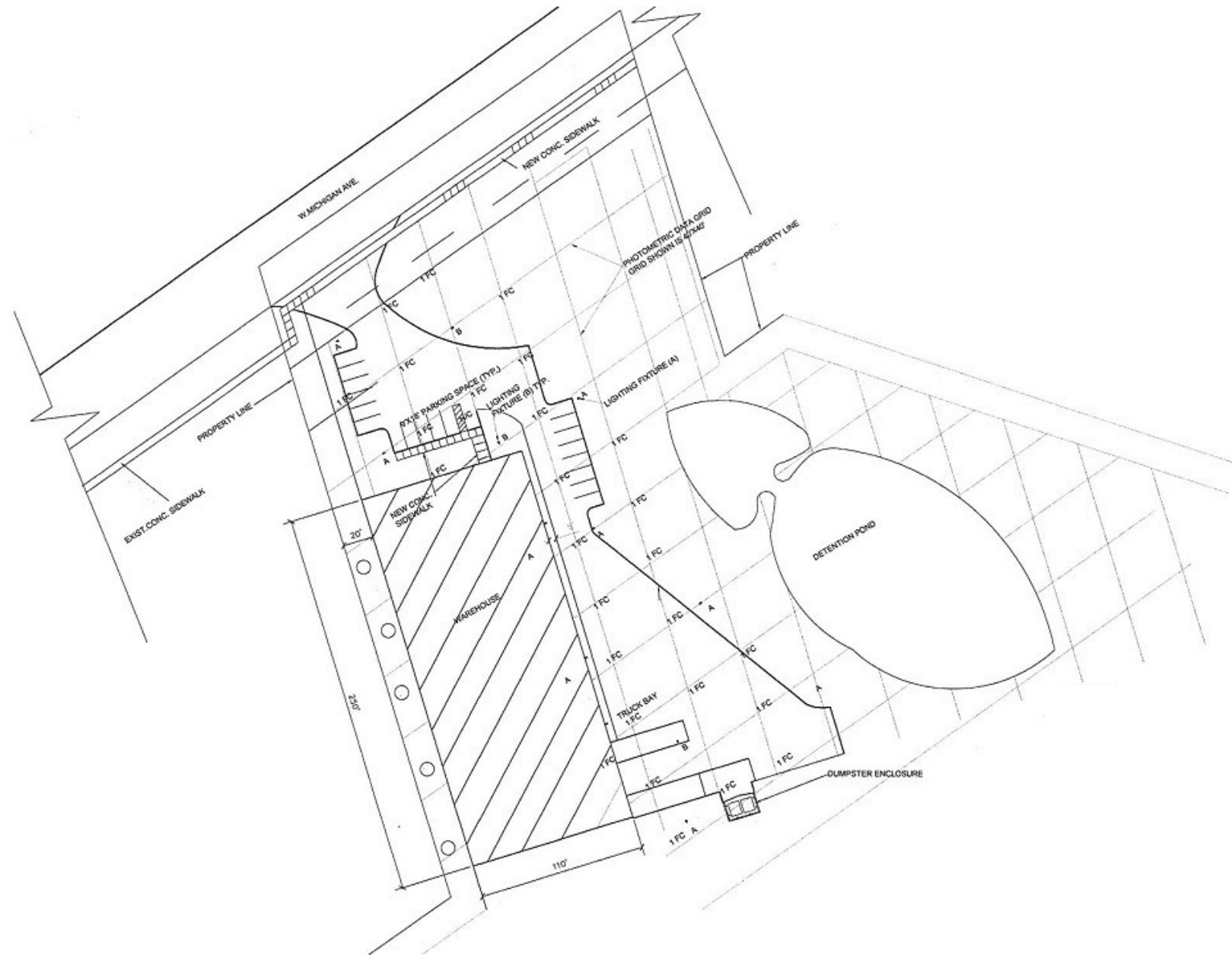
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1879 W. MICHIGAN AVE. - BUILDING ENVELOPE & STORM DETENTION



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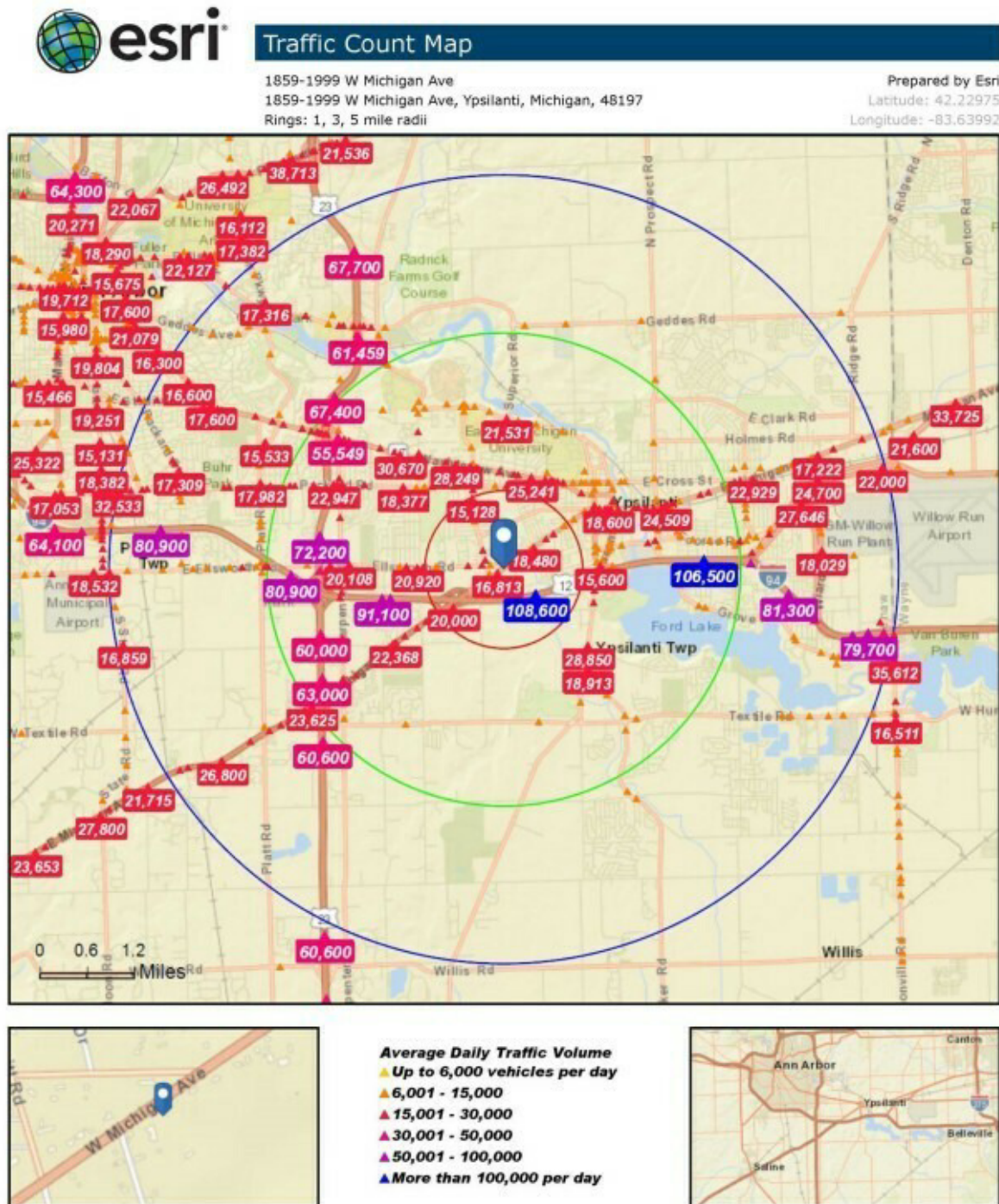
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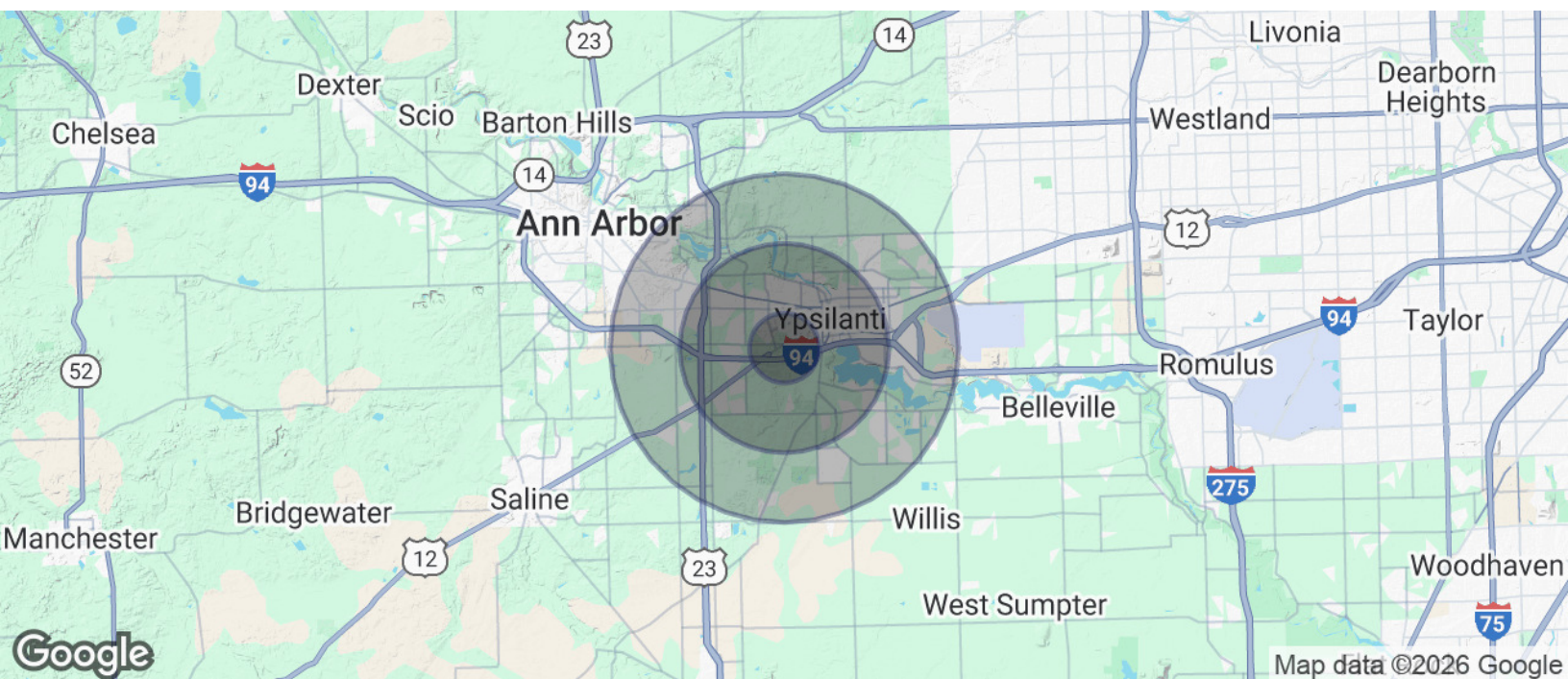
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	6,047	63,786	132,735
Average Age	31.9	31.2	33.2
Average Age (Male)	29.0	30.5	32.7
Average Age (Female)	35.6	32.5	34.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	2,884	26,447	54,362
# of Persons per HH	2.1	2.4	2.4
Average HH Income	\$46,628	\$53,776	\$64,001
Average House Value	\$185,890	\$185,988	\$207,657

2020 American Community Survey (ACS)

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