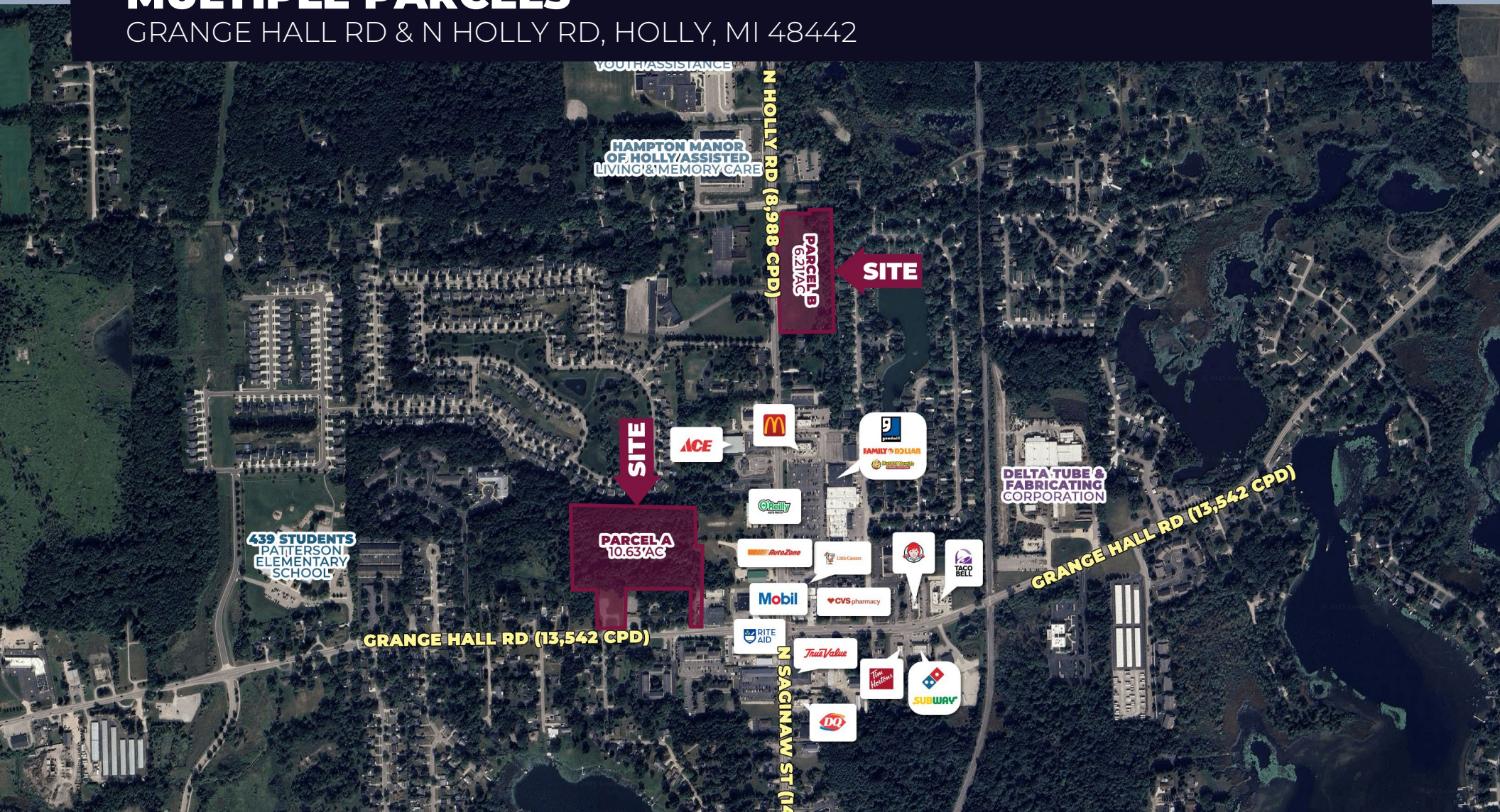


FOR SALE MULTIPLE PARCELS

GRANGE HALL RD & N HOLLY RD, HOLLY, MI 48442



PROPERTY DETAILS

LOCATION:	Grange Hall Rd & N Holly Rd, Holly, MI 48442	
PROPERTY TYPE:	Vacant Land	
DATE AVAILABLE:	Immediately	
SALES PRICE:	Total Combined:	\$1,050,000.00
	Parcel A: 01-28-277-002	\$675,000.00
	Parcel B: 01-22-351-008	\$375,000.00
LOT SIZE:	Parcel A: 01-28-277-002	10.63 AC
	Parcel B: 01-22-351-008	6.21 AC
ZONING:	Parcel A: 01-28-277-002	RI-A
	Parcel B: 01-22-351-008	RMI-1
TRAFFIC COUNT:	Holly Rd (8,988 CPD) Grange Hall Rd (13,542 CPD)	

EXCLUSIVELY LISTED BY:



**LOUIS J.
CIOTTI**
Managing Director
lcotti@landmarkcres.com
248 488 2620

\$1,050,000.00

COMBINED SALE PRICE

\$675,000.00

PARCEL A

\$375,000.00

PARCEL B

HIGHLIGHTS

- Two separate parcels
 - Parcel A: 3471-3479 Grange Hall Rd, Holly, MI 48422
 - 10.63 AC
 - Water & Sewer on Site
 - Parcel ID: 01-28-277-002
 - Zoning: RI-A
 - Allows for Single-Family housing
 - Parcel B: Holly & Quick Rd, Holly, MI 48442
 - 6.21 AC
 - Water & Sewer on Site
 - Parcel ID: 01-22-351-008
 - Zoning: RMI-1
 - Allows for Multi-Family low density development

*Can be purchased together or separate

SITE →

PARCEL A
10.63 AC

GRANGE HALL RD (13,542 CPD)

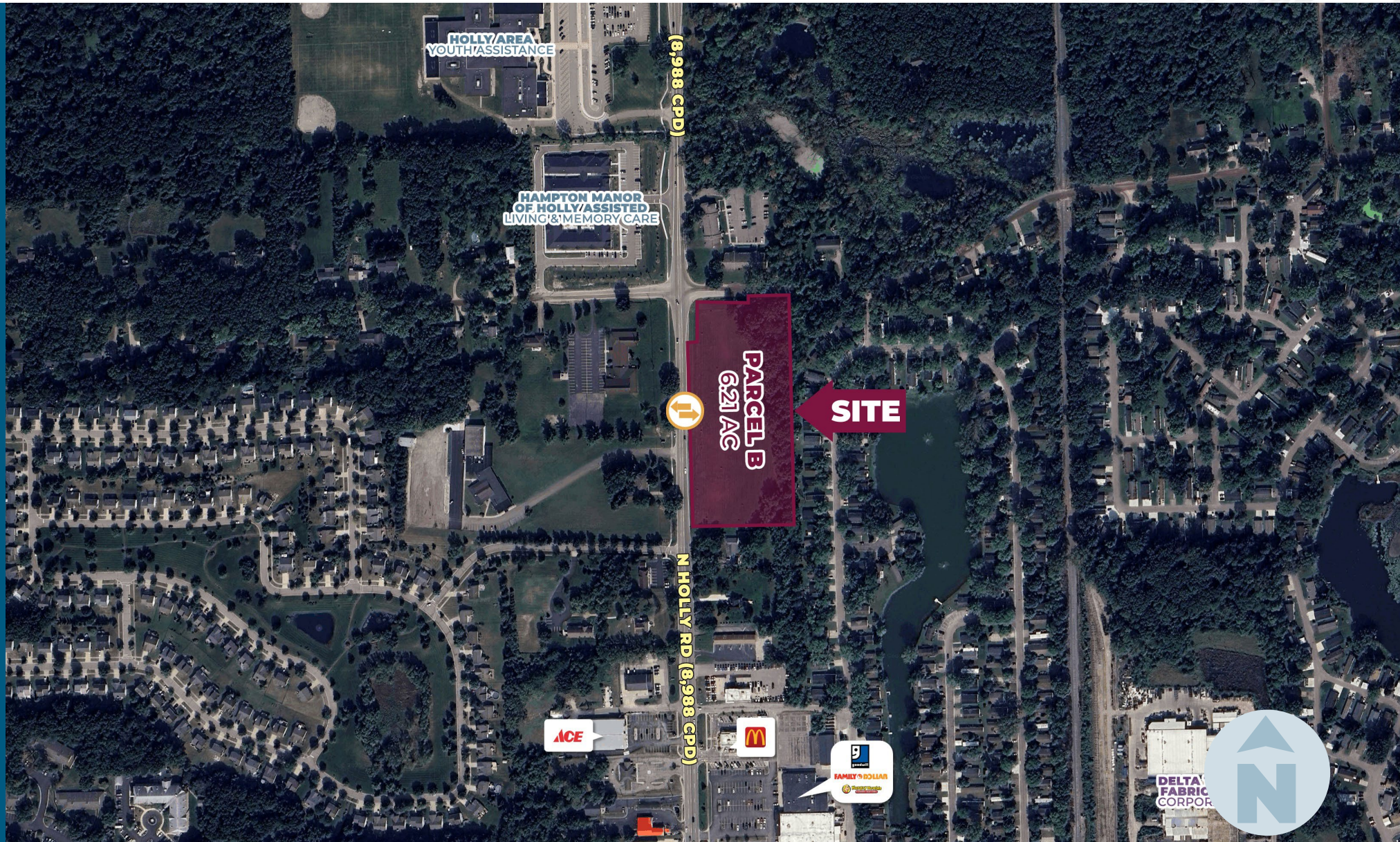
N HOLLY RD (8,988 CPD)

N SAGINAW ST (14,057 CPD)

Family Dollar
AutoZone
Rite Aid
Mobil
True Value

North Arrow

MICRO AERIAL- Parcel B- 6.21 AC



MACRO AERIAL



PLAT



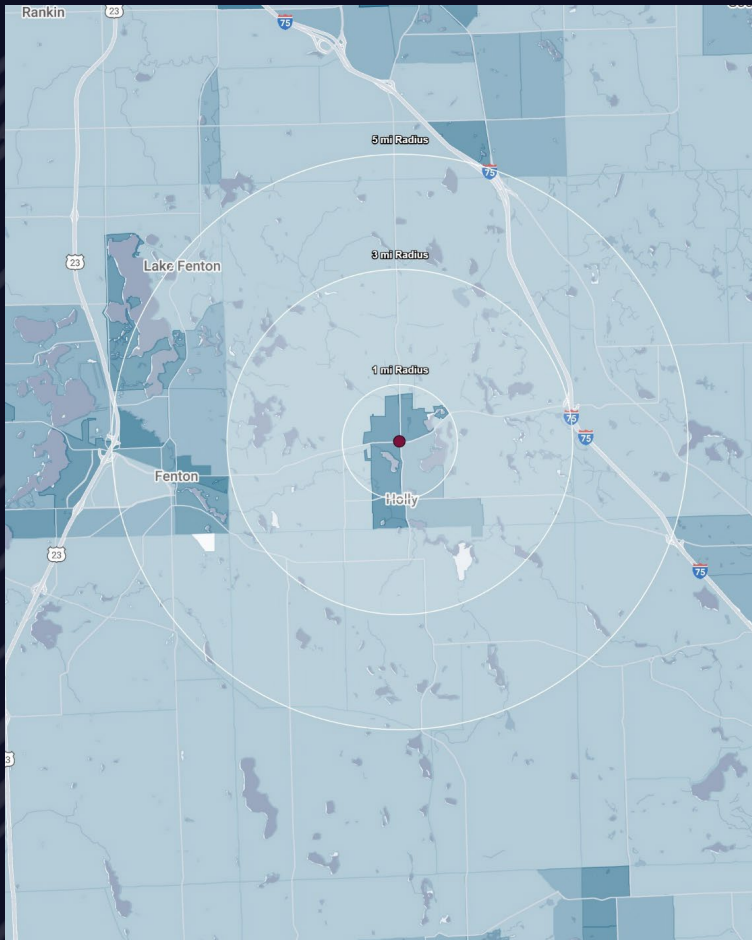
PLAT



PLAT



DEMOGRAPHICS



MULTIPLE PARCELS

Grange Hall Rd & N Holly Rd,
Holly, MI 48442

DEMOGRAPHICS

POPULATION

	1 MILE	3 MILE	5 MILE
2025 Estimated Population	5,520	11,958	31,703
2030 Projected Population	5,469	11,984	31,618
2020 Census Population	5,239	11,359	31,174
2010 Census Population	5,212	10,997	30,292
Projected Annual Growth 2025 to 2030	-0.2%	-	-
Historical Annual Growth 2010 to 2025	0.4%	0.6%	0.3%

HOUSEHOLDS

2025 Estimated Households	2,331	4,802	13,032
2030 Projected Households	2,344	4,884	13,141
2020 Census Households	2,229	4,559	12,694
2010 Census Households	2,125	4,259	11,912
Projected Annual Growth 2025 to 2030	0.1%	0.3%	0.2%
Historical Annual Growth 2010 to 2025	0.6%	0.8%	0.6%

RACE

2025 Est. White	90.5%	89.9%	90.2%
2025 Est. Black	3.0%	3.0%	3.3%
2025 Est. Asian or Pacific Islander	1.1%	1.4%	1.3%
2025 Est. American Indian or Alaska Native	0.2%	0.2%	0.2%
2025 Est. Other Races	5.3%	5.5%	5.1%

INCOME

2025 Est. Average Household Income	\$89,432	\$102,018	\$120,353
2025 Est. Median Household Income	\$70,284	\$84,243	\$96,449
2025 Est. Per Capita Income	\$37,839	\$41,032	\$49,566

BUSINESS

2025 Est. Total Businesses	199	334	955
2025 Est. Total Employees	2,166	3,820	8,745

CONTACT US



**LOUIS J.
CIOTTI**

Managing Director

lciotti@landmarkcres.com

248 488 2620

LANDMARK
COMMERCIAL ▲ REAL ESTATE ▲ SERVICES

30500 Northwestern Hwy, Suite 200
Farmington Hills, MI 48334
248.488.2620
landmarkcres.com

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