

FOR SALE

33.05 Acres of Vacant Land

3250 Bowen Road, Howell, Michigan

FOR DETAILS CONTACT

JOHN DINSMORE

john.dinsmore@lee-associates.com

(810) 923-9106

www.LEE-ASSOCIATES.com



PROPERTY FEATURES

- 33.05 Acres at 3250 Bowen Road
- North of M-59
- Howell Township, Livingston County
- Up to 118.62 Contiguous Acres
- All Utilities
- Pricing Includes
Sewer & Water REU's
- Zoned Residential PUD
- Easy Access to I-96 via M-59



26211 Central Park Blvd., Suite 612 | Southfield, Michigan 48076

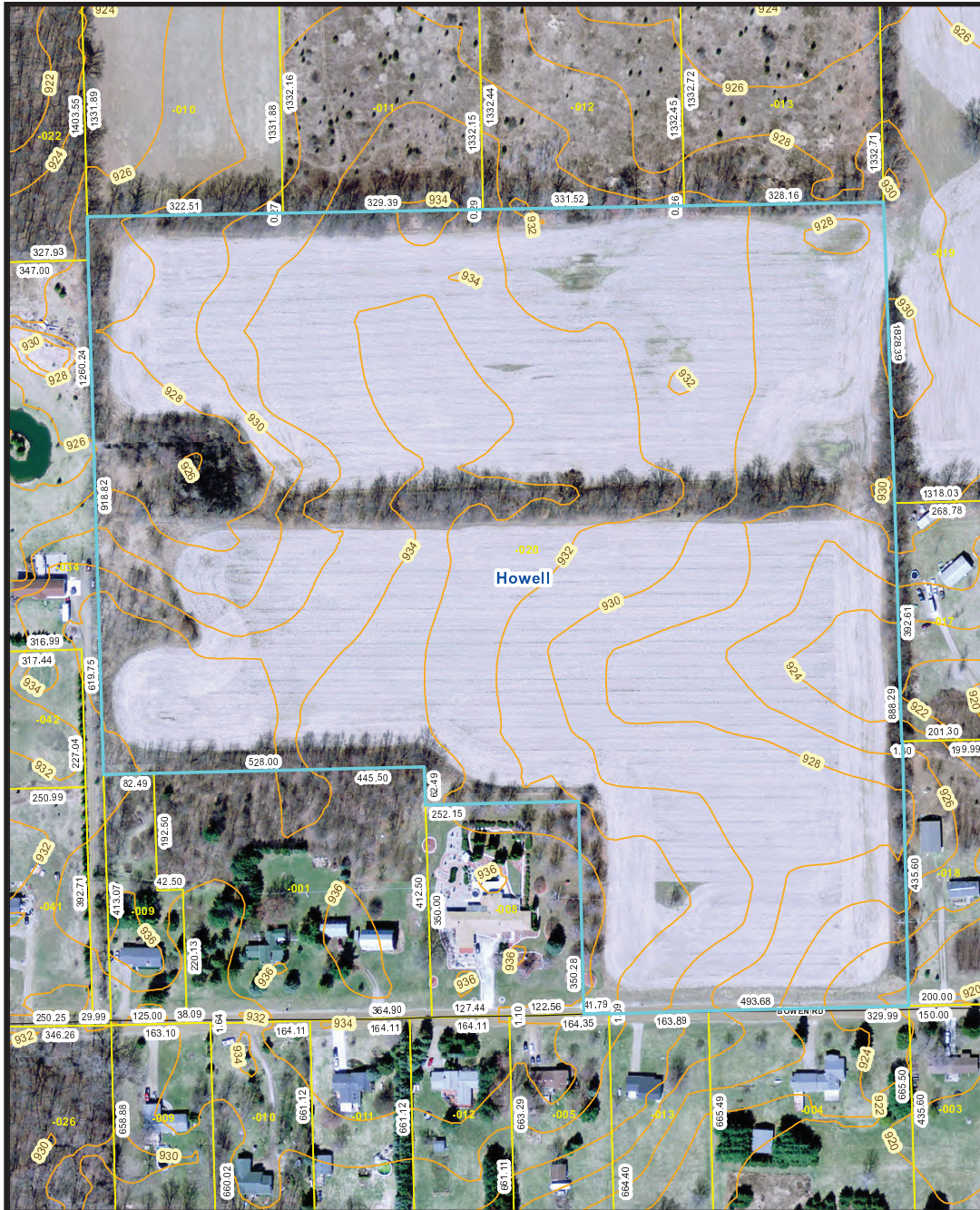
No warranty or representation is made to the accuracy of the foregoing information.
Terms of sale or lease and availability are subject to change or withdrawal without notice.

LOCAL EXPERTISE. NATIONAL REACH. WORLD CLASS.

 **LEE &
ASSOCIATES®**
COMMERCIAL REAL ESTATE SERVICES

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FOR MORE INFORMATION CONTACT:

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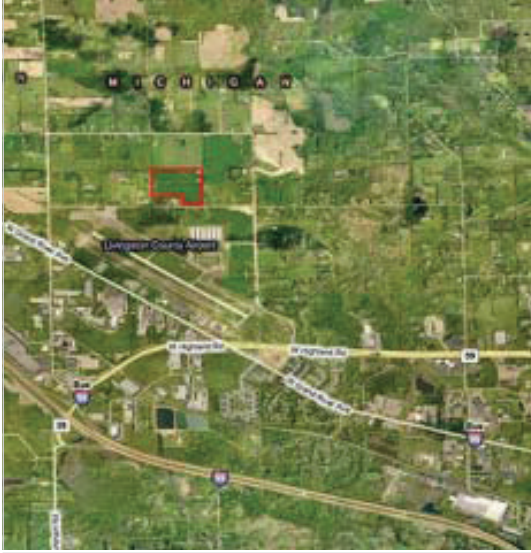
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COMMERCIAL REAL ESTATE SERVICES

33.05 Acres of Vacant Land 3250 Bowen Road, Howell, MI 48855



Property Type: Land
Available Acres: 33.05
Market: SE Michigan
Submarket: Livingston
Micromarket/Node:
County: Livingston
Business Park:

Availability Details

Available Acres: 33.05
Available SF: 1,439,658
Asking Price (\$): \$1,565,099
\$47,355.49 PER AC

Transaction Type: Sale

Comments

Availability Comments: 33.05 acres located between Burkhart and Tooley Roads. Water & Sewer available. Zoned Residential PUD. Price includes 221 Sanitary Sewer REU's and 221 Water REU's. Purchaser to assume remaining sewer (#11) bond (\$631,677.00) and water (#11) bond (\$226,804.00) payments in annual installments thru 2026 @ 5.34% interest. Note - the adjoining 55.36, 10.07, 10.07 and 10.07 acres also available for a total 118.62 contiguous acres - offering frontage on Bowen Road, Tooley Road and Warner Road.

Site		
Parcel Number:	4706-21-200-020	Buildable SF:
Legal Description:		Development Capacity:
Lot Dimensions (LxW):		Zoning: PUD/AR
Site Shape: Irregular		Primary Use: Development
Spec/BTS:		Secondary Use: Residential
Floodplain:		Access:
Density: 0%		Visibility:
Permitted SF:		Frontage:
Permitted FAR:		
Rail Status:		
Rail Line:		
Topography:		
Easement:		
Land Condition:		
Structure on Site: No		
Min Divisible Structure SF:		
Max Contiguous Structure SF:		
Additional Site/Parcel Information Comments:		
Frontage Traffic Count Comments:		

Utilities		
Gas: Natural	Power:	Phone:
Water: City	Amps:	Cable:
Sewer: City	Volts:	Broadband:
	Phase:	Broadband Supplier:
	Power Supplier: DTE	
Utility Comments: 221 Water REU's 221 Sewer REU's		

Contacts for this Availability				
Role	Company	Name	Phone	Email
Listing Broker	Lee & Associates of MI	John Dinsmore	810.923.9106	john.dinsmore@lee-associates.com