

# 10.14 Acres, Warner RD. HOWELL, MI - FOR SALE



EXCLUSIVELY LISTED BY:

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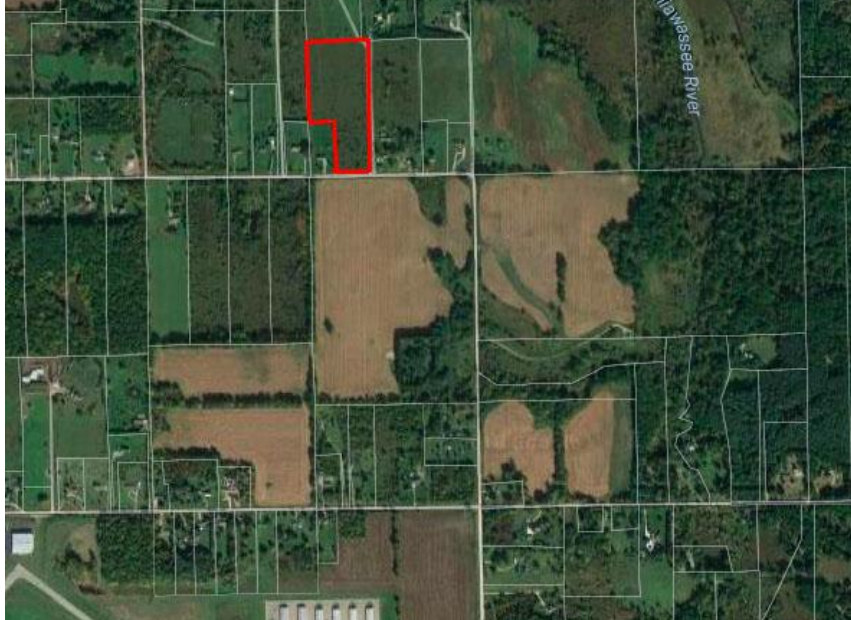
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# Property Summary: Approx. 10.14 Acres Zoned SFR Warner RD. | Howell, MI 48855



**Asking Price:** \$59,905 Includes 10 Water & Sewer REUs

**Priced at:** \$5,990.50/Unit at 10 units

### Property Highlights:

- Approx. 10.14 Acres
- Concept plan available for 13 single family homes
- Warner and sewer along Warner
- 2.9 Miles N of I-96
- Zoning: SFR
- Terms: Cash at Sale
- Howell Schools District

# Property Details - 10.14 Acres, Warner Rd. Howell, MI 48855



**Additional Information:** Low cost per at \$5,990.50/Unit includes 10 Water & Sewer REUs. Water and sewer along Warner Rd. Concept plan for 13 single family homes available for preview.

**Location Description:** 1.6 mile N of Grand River, 2.5 miles of M-59, 2.9 Miles N of I-96

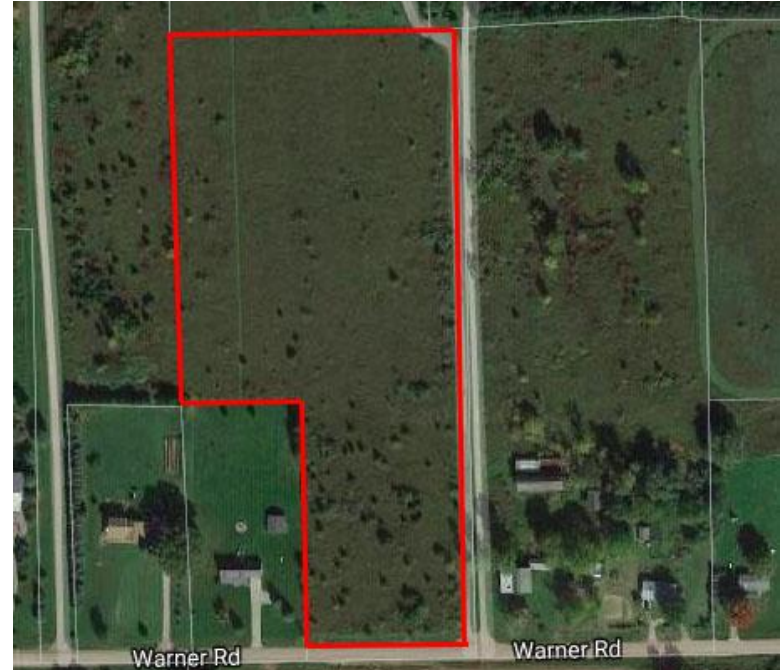
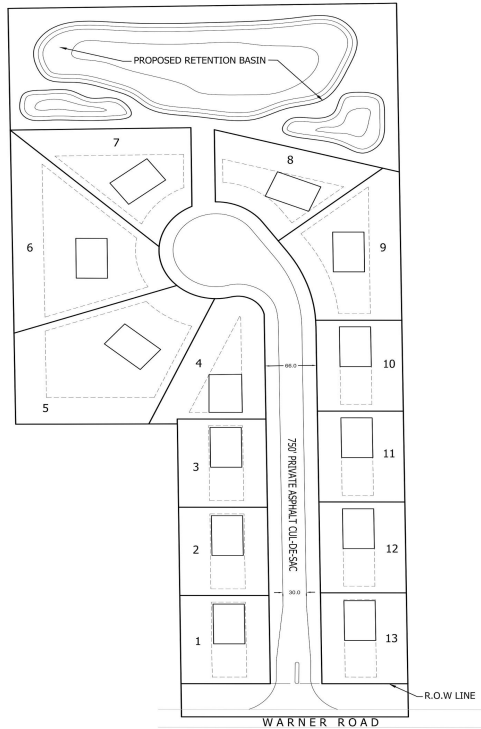
**Tax ID:** 4706-16-400-017

**Legal Description:** SEC 16 T3N R4E COM SE COR, TH N89\*W 820.8 FT TO POB, TH N89\*W 290.94 FT, TH N 440 FT, TH N89\*W 206.84 FT, TH N 626.98 FT, TH N89\*26'06"E 497.09 FT, TH S0\*20'03"E 1075.61 FT TO POB INC 20 FT ESMT ALG E LN DESC PAR, PAR A 10.14 AC M/L SPLIT 10/91 FROM 012

**Taxes:** 2019 Approx. taxes \$9,030 includes assessment for water & sewer through 2026 and can be passed through to homeowner's annual taxes.



# Aerial View - 10.14 Warner Rd. Howell, MI 48855



Chestnut Real Estate | 810-599-3984 | ChestnutRealEstate.com  
6253 Grand River, Ste 800 Brighton MI 48114

# Demographics - 10.14 Warner Rd Howell, MI 48855



<b>Population</b>	<b>1 Mile</b>	<b>3 Mile</b>	<b>5 Mile</b>
2017 Total Population:	<b>529</b>	<b>11,662</b>	<b>29,810</b>
2022 Population:	<b>551</b>	<b>12,227</b>	<b>30,798</b>
Pop Growth 2017-2022:	<b>4.16%</b>	<b>4.84%</b>	<b>3.31%</b>
Average Age:	<b>40.50</b>	<b>40.10</b>	<b>39.10</b>
<b>Households</b>			
2017 Total Households:	<b>201</b>	<b>4,667</b>	<b>11,385</b>
HH Growth 2017-2022:	<b>3.98%</b>	<b>4.71%</b>	<b>3.30%</b>
Median Household Inc:	<b>\$69,843</b>	<b>\$57,827</b>	<b>\$64,531</b>
Avg Household Size:	<b>2.60</b>	<b>2.40</b>	<b>2.60</b>
2017 Avg HH Vehicles:	<b>2.00</b>	<b>2.00</b>	<b>2.00</b>
<b>Housing</b>			
Median Home Value:	<b>\$194,511</b>	<b>\$170,063</b>	<b>\$182,065</b>
Median Year Built:	<b>1985</b>	<b>1991</b>	<b>1988</b>

Data from CoStar Realty Information Inc.