



4052 South State Road
Ionia, Michigan 48846

Sale Price

- \$600,000.00

Property Overview

Corner lot for sale - part of larger parcel
approximately 1.73 acres

Alice Springs RV Park and Ionia
State Recreation Area nearby.

Near Downtown Ionia and
Ionia Fairgrounds.



For More Information

Bob Lotzar

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Traffic count on M66 of 15,274 ADT

Consumer Spending 5 Mile Radius

\$ 7,859,748 Apparel and Services

\$14,643,777 Entertainment and Recreation

\$38,472,681 Food

\$10,758,963 Household Furnishings

\$13,186,603 Dining Out

\$ 5,512,327 Personal Care Products
& Services

Property Information

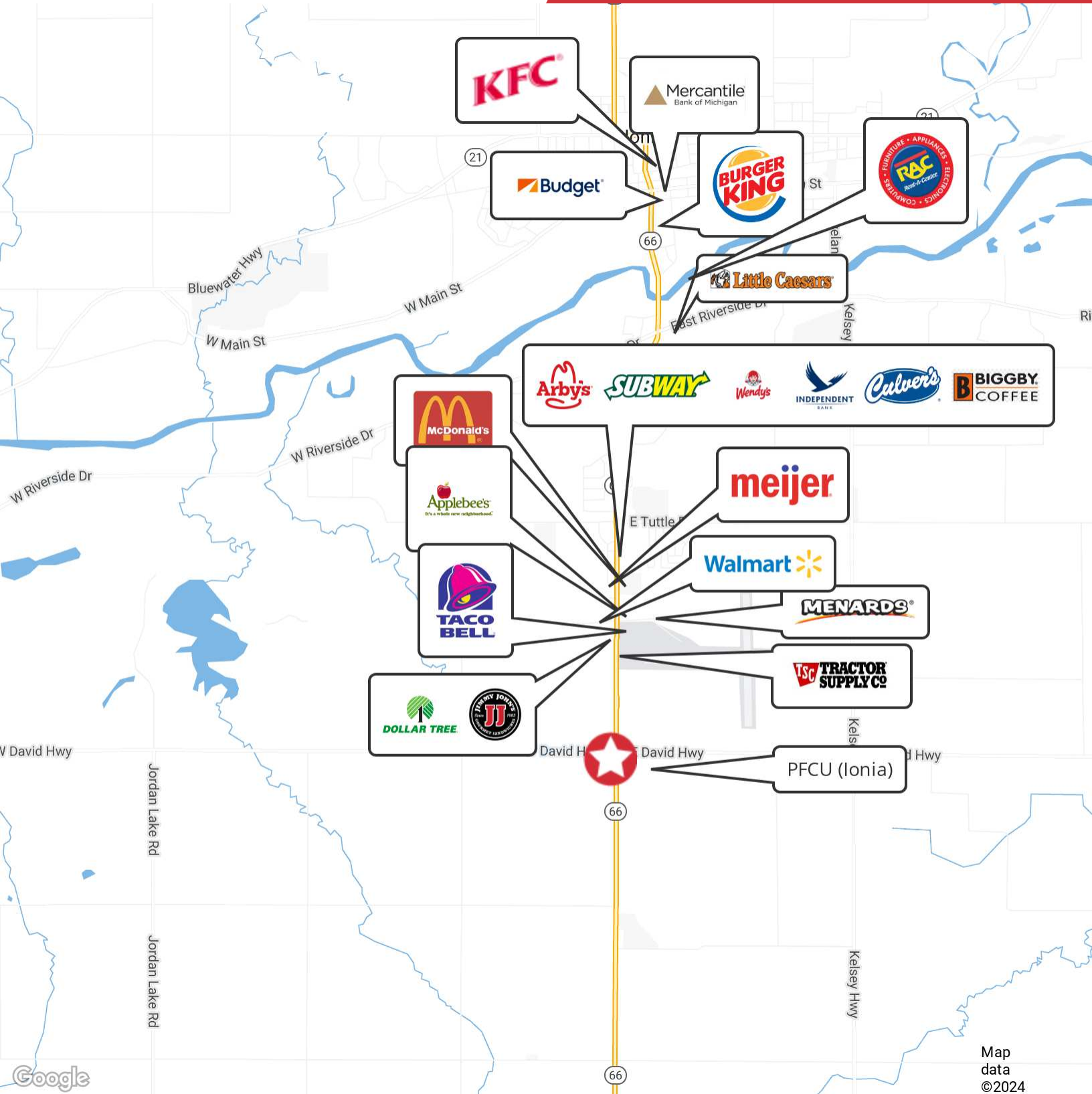
Location:	Corner of E David Highway and S State Road
Acreage:	1.73 Acres
PP #:	part of 011-012-000-020- 10
Municipality:	Berlin Township



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Retailer Map

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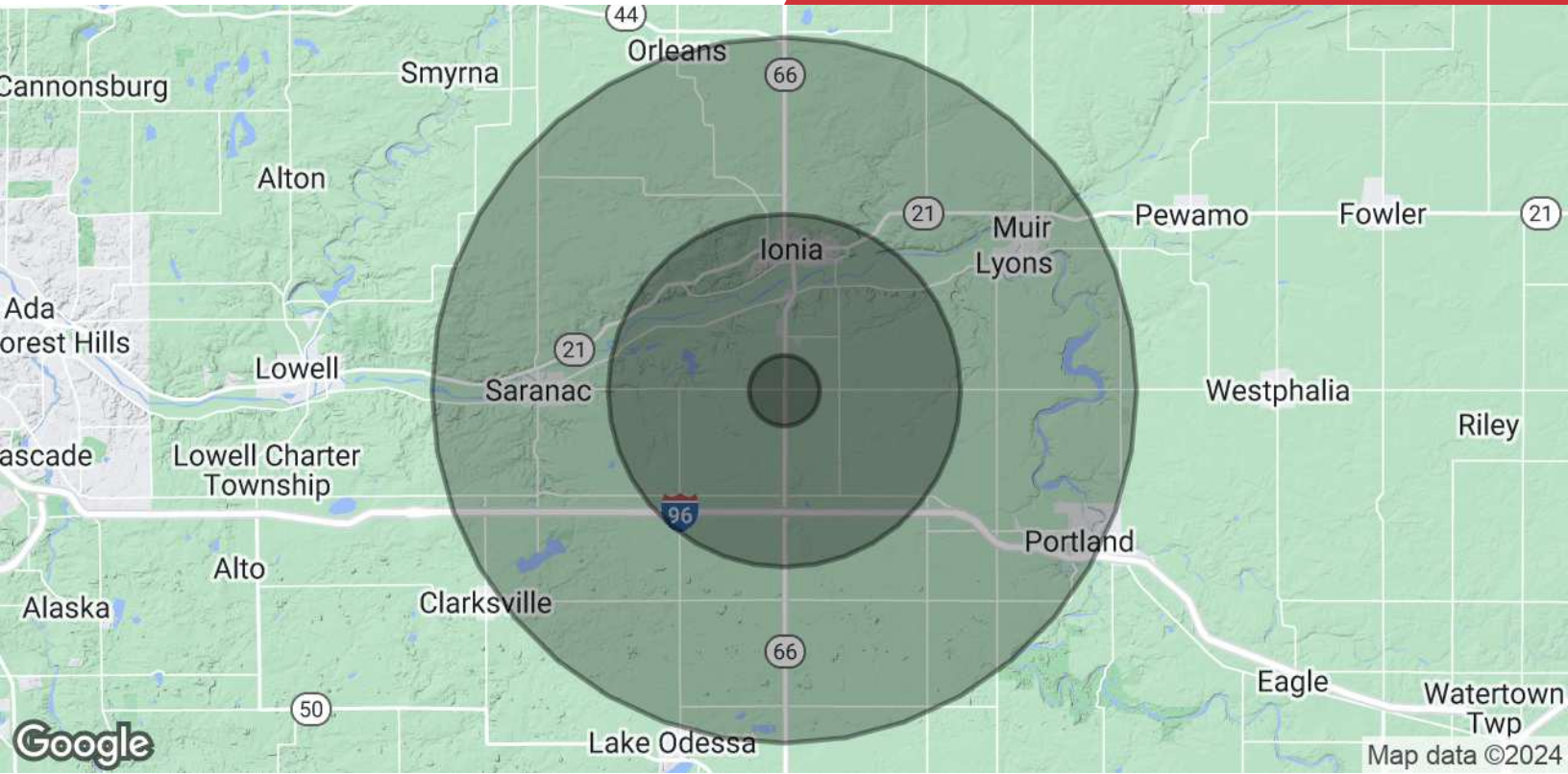


Google

Map data ©2024

Demographics Map & Report

4052 S State Road
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	156	14,613	37,389
Average Age	42.4	37.0	39.2
Average Age (Male)	29.1	35.8	38.0
Average Age (Female)	52.5	30.0	37.9
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	58	4,707	14,249
# of Persons per HH	2.7	3.1	2.6
Average HH Income	\$62,958	\$57,317	\$63,673
Average House Value	\$145,951	\$120,245	\$137,696

2020 American Community Survey (ACS)

West Michigan Overview

West Michigan Advantage

West Michigan is a growing region of more than 1.5 million people and is located between Detroit and Chicago. More than 130 international companies are located in West Michigan as well as four of Forbes Largest Private Companies. The businesses and community leaders have set in motion an unprecedented level of growth and investment throughout the region that has made West Michigan a destination for business success. West Michigan has a vibrant, big-city feel in Grand Rapids while retaining smaller-city charm in its neighborhoods, boutique shopping areas, and tree-lined streets - all combined in a virtual playground of arts, culture and natural beauty.

Quality Of Life

West Michigan has a vibrant, big-city feel in Grand Rapids while retaining smaller-city charm in its neighborhoods.

Grand Rapids Ranking

- #1 Fastest Growing US Economy
-HeadlightData
- #19 Best Cities in the US
- USNews
- #3 Big Cities with the Healthiest Markets
-SmartAsset
- #4 Housing Markets to Watch 2017
- Trulia
- #5 Best Large Cities to Start a Business
- WalletHub

Entertainment

More than 1.5 million people take advantage of sporting events and live performances every year. West Michigan offers a variety of landscapes which allows for a greater sense of adventure. Lake Michigan has 18 world-class beaches and 288 miles of bike trails.

Skilled Workforce

Out of the 1.5 million residents that live in West Michigan, half are under the age of 35. This is a great opportunity for both employers and college graduates. With the high supply of skilled workers and high demand for jobs, it is easy to understand why the region is a destination for business success.

Arts & Culture

West Michigan is known for their arts and culture. Aside from many museums, the city hosts ArtPrize—a unique, open art competition that gives away the world's largest art prize. Other attractions include Frederik Meijer Gardens, Grand Rapids Ballet, Civic Theatre, and Symphony.