



1142 S State Rd
Ionia, Michigan 48846

Property Highlights

- 3.3 Acres of retail land available on M66 at the Grand River, south of M21 and north of Riverside Dr.
- Seller shall impose a deed restriction at close prohibiting car washes.



For More Information

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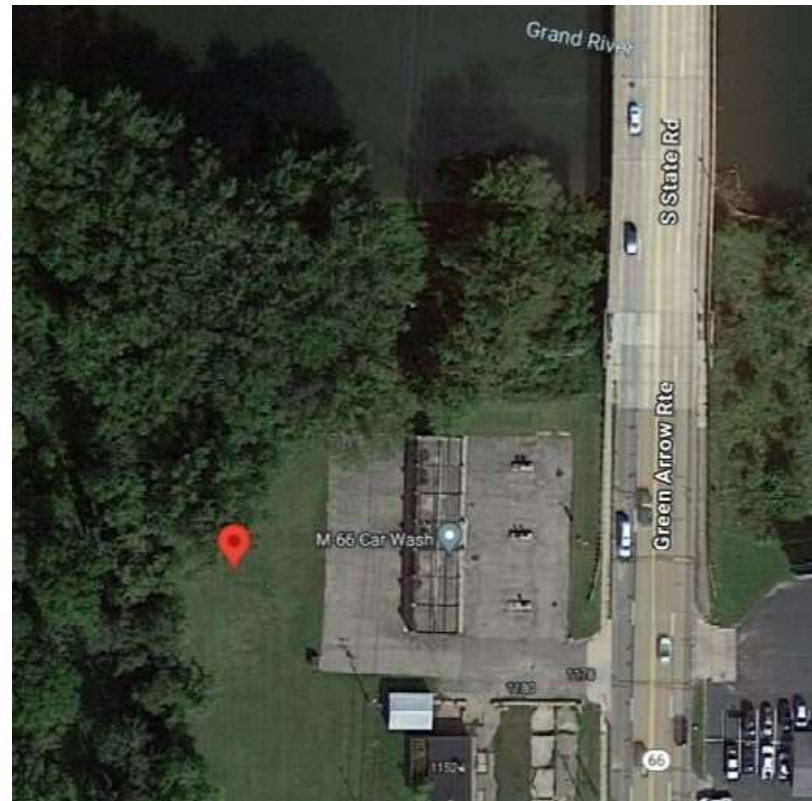
Property Overview

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Property Overview

3.3 Acres directly south of downtown on M66. Backed up to land owned by the City of Ionia, The Ionia Free Fair and on the Grand River.

The Seller shall impose a deed restriction at close prohibiting car washes.

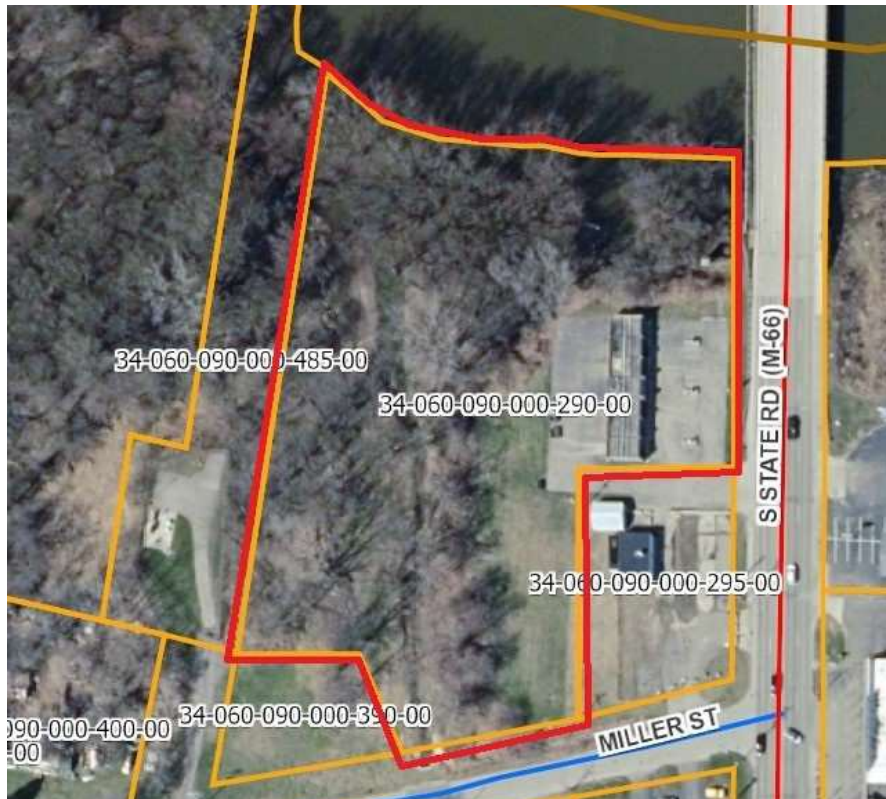


Sale Overview

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Sale Information

Price:	\$370,000.00
Per Acre:	\$112,121.21
PPN:	34-060-090-000-290-00
Property Taxes:	\$3,804.69



Additional Photos

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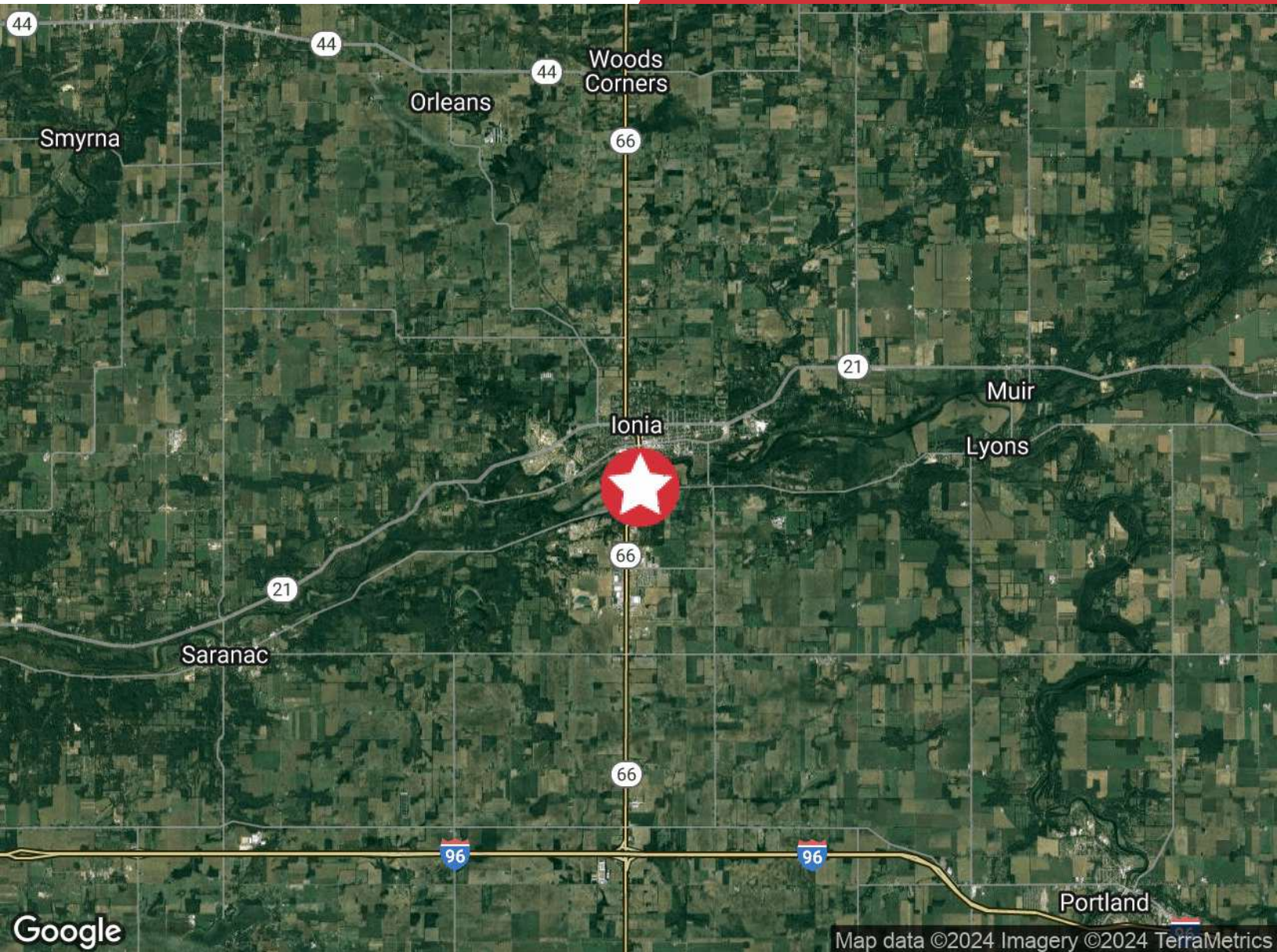
Parcel

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Location Map

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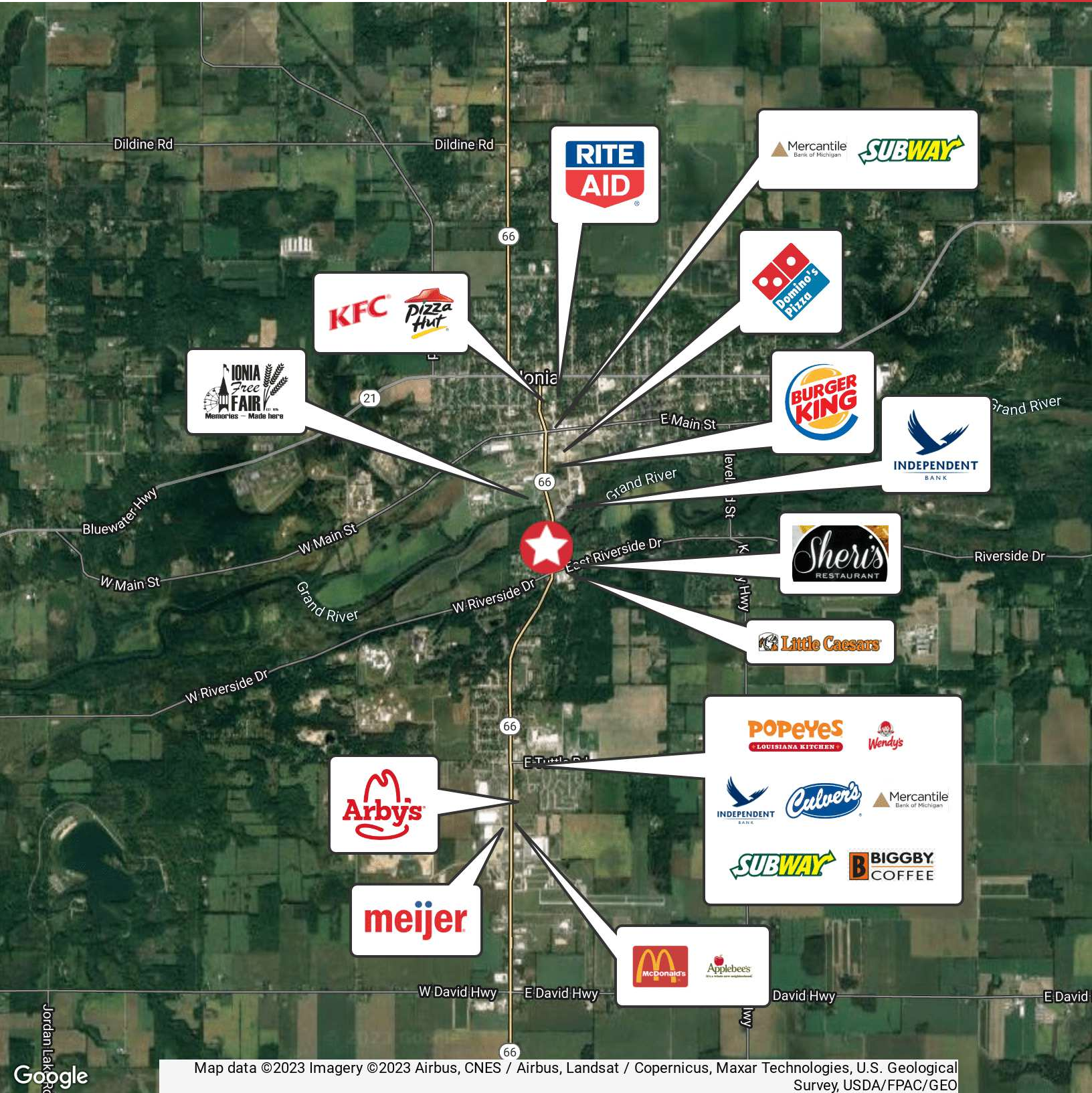


Proximity

Ionia County Airport	2.2 Miles
Interstate 96	6.3 Miles
Ionia Free Fair	0.4 Miles
Downtown Greenville	22.7 Miles
Downtown Grand Rapids	38.5 Miles
Gerald Ford Airport	33 Miles

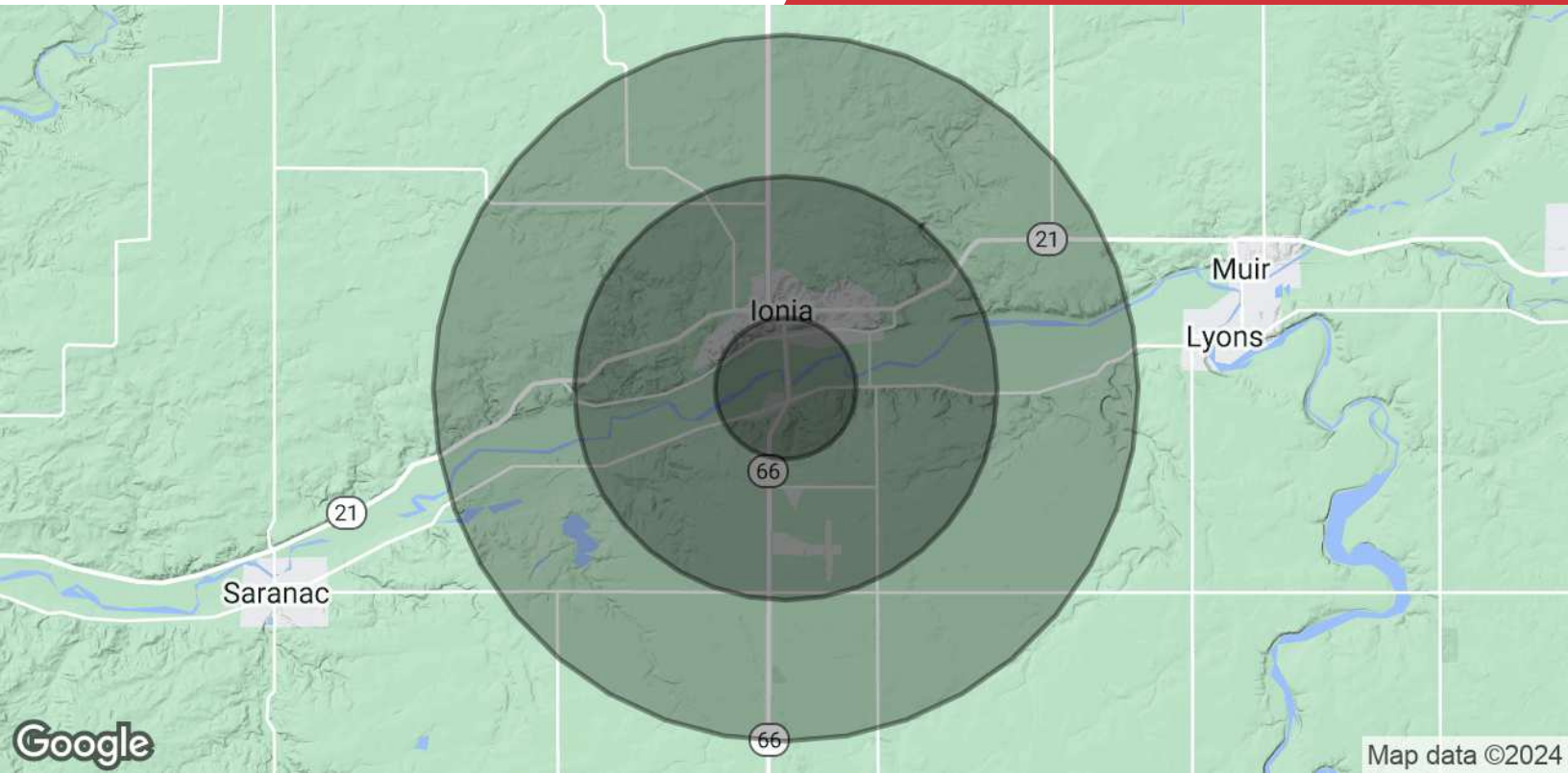
Retailer Map

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Demographics Map & Report

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,619	12,651	17,812
Average Age	31.9	36.4	38.3
Average Age (Male)	33.9	36.3	36.9
Average Age (Female)	29.5	27.8	34.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,050	4,102	6,352
# of Persons per HH	2.5	3.1	2.8
Average HH Income	\$55,088	\$55,403	\$56,291
Average House Value	\$105,833	\$114,230	\$123,698

2020 American Community Survey (ACS)