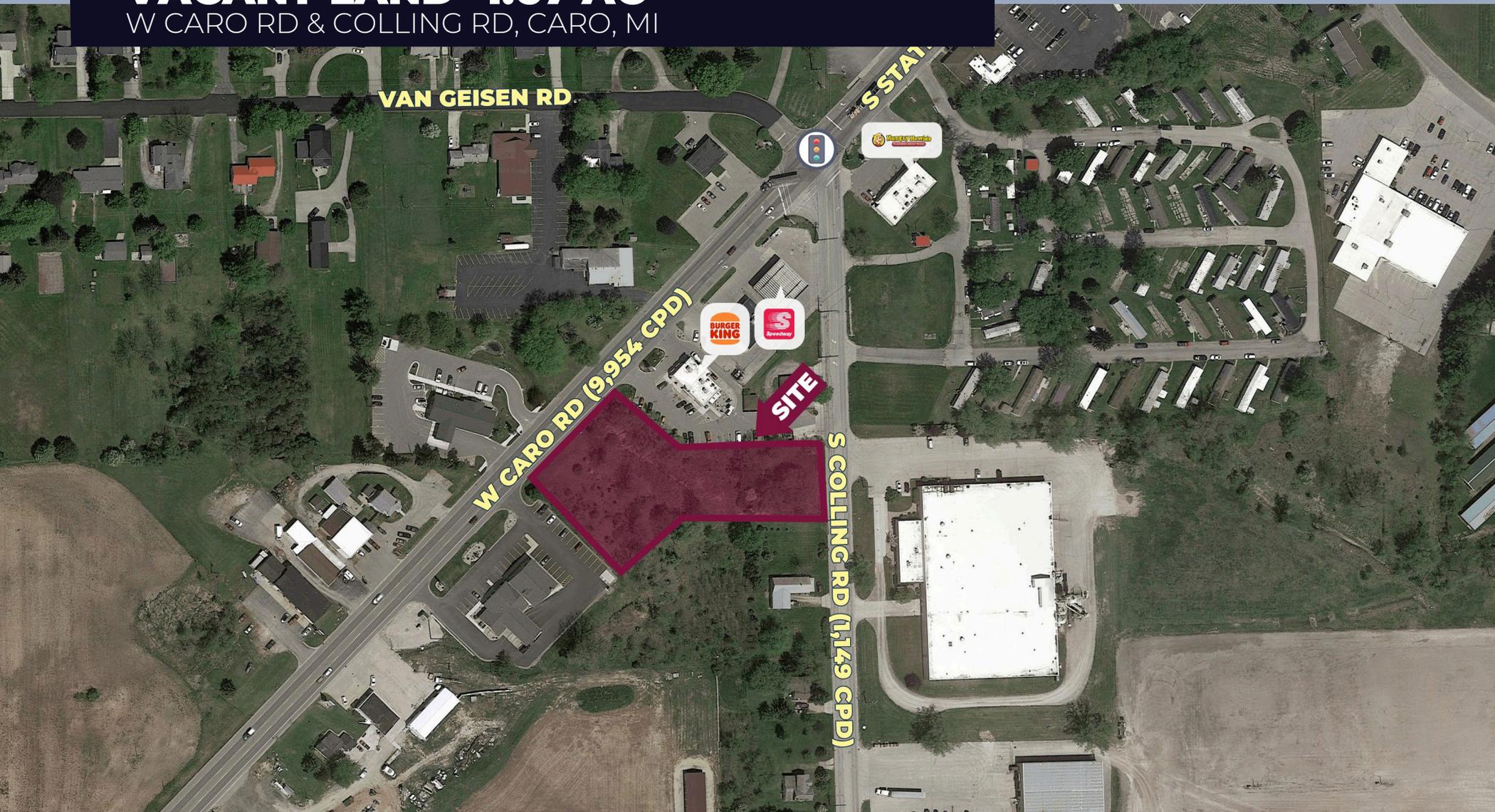


FOR SALE
VACANT LAND- 1.67 AC
W CARO RD & COLLING RD, CARO, MI



PROPERTY DETAILS

\$250,000.00

SALES PRICE

LOCATION:	W Caro Road & Colling Road, Caro, MI
PROPERTY TYPE:	Vacant Land
SALES PRICE:	\$250,000.00
PROPERTY TAXES:	\$1,684.00 (Annually)
LOT SIZE:	1.67 AC
LOT DIMENSIONS:	201' Frontage x 279' Deep (Irregular)
ZONING:	Commercial
TRAFFIC COUNT:	Caro Rd (9,954 CPD) Colling Rd (1,149 CPD)

HIGHLIGHTS

- 1.67 AC Site
- Located on W Caro Rd & Colling Rd
- ±1/2 AC Usable Ground*

*Due to wetlands running through the North Eastern portion of the property

EXCLUSIVELY LISTED BY:



**GORDON S.
HYDE**

Director
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248 488 2620



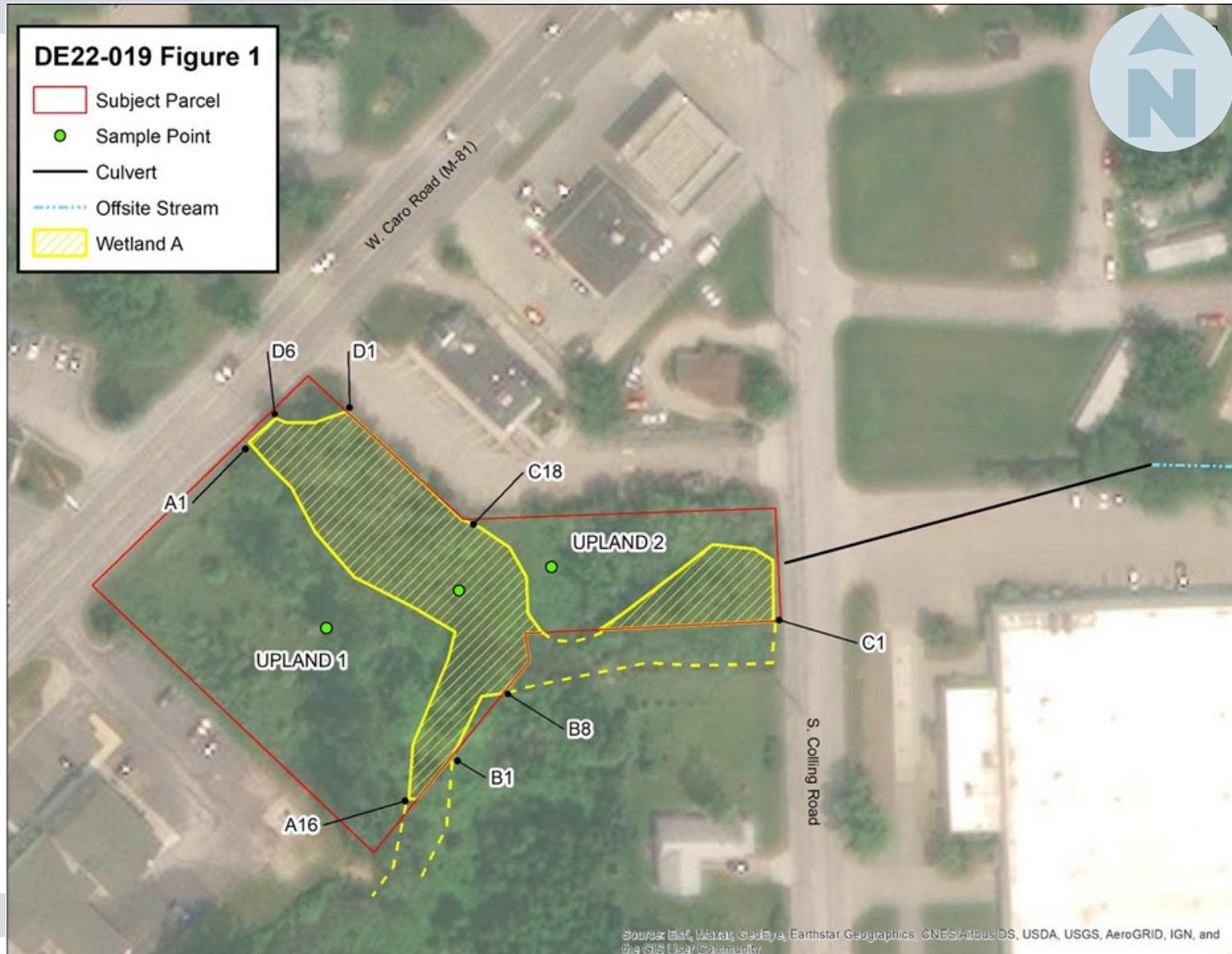
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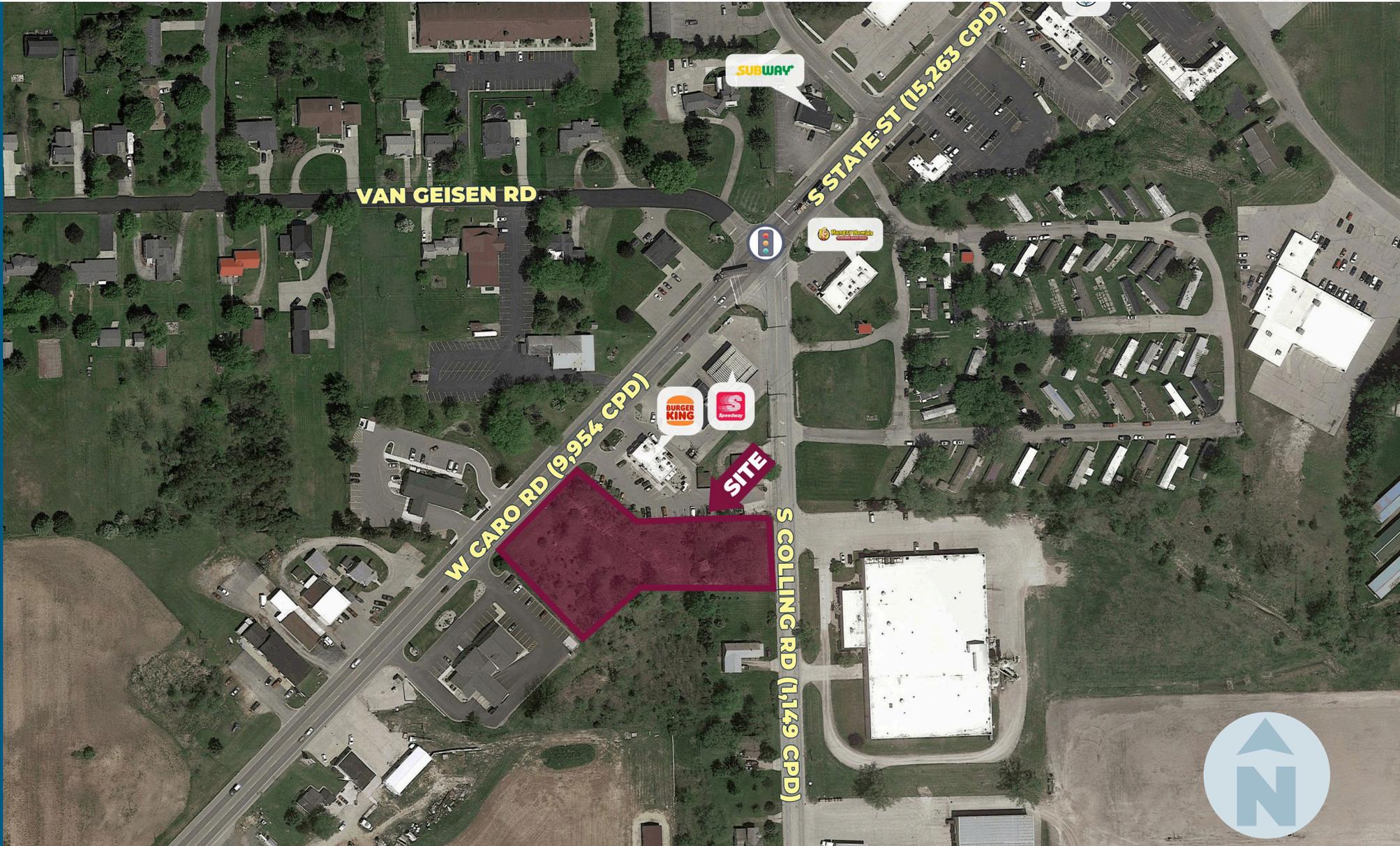
PLAT



WETLAND DELINEATION MAP



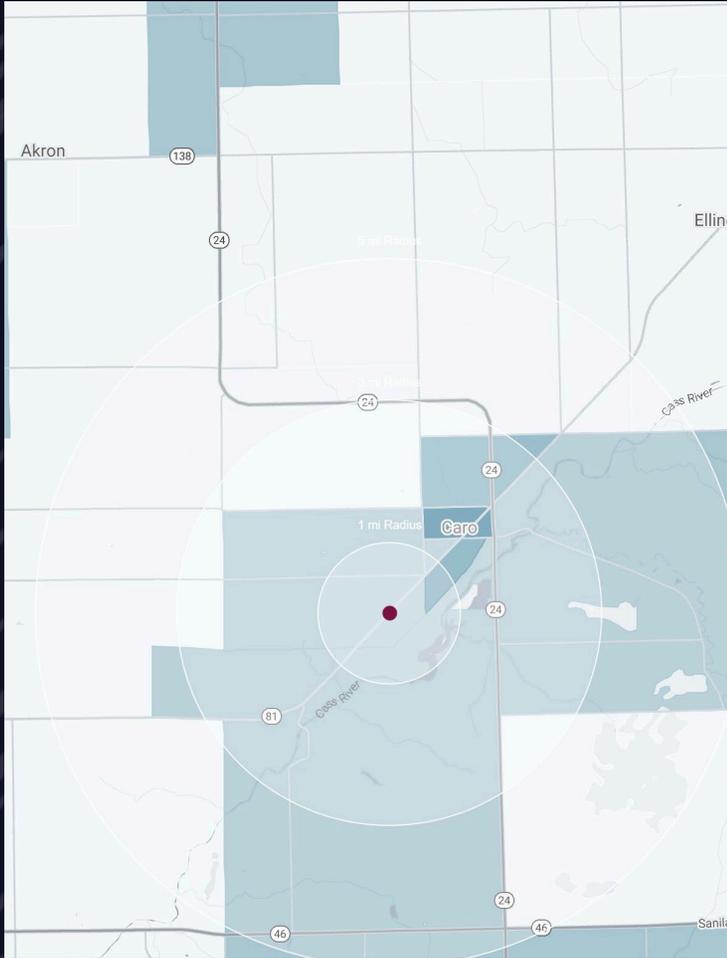
MICRO AERIAL



MACRO AERIAL



DEMOGRAPHICS



VACANT LAND- 1.67 ACRES CARO
 W Caro Rd & Colling Rd,
 Caro, MI

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2023 Estimated Population	3,056	6,978	9,970
2028 Projected Population	2,613	6,412	9,590
2020 Census Population	2,949	6,995	9,877
2010 Census Population	3,014	7,182	10,293
Projected Annual Growth 2023 to 2028	-2.9%	-1.6%	-0.8%
Historical Annual Growth 2010 to 2023	0.1%	-0.2%	-0.2%
HOUSEHOLDS			
2023 Estimated Households	1,239	2,837	4,089
2028 Projected Households	1,039	2,559	3,865
2020 Census Households	1,283	2,929	4,094
2010 Census Households	1,271	2,893	4,062
Projected Annual Growth 2023 to 2028	-3.2%	-2.0%	-1.1%
Historical Annual Growth 2010 to 2023	-0.2%	-0.1%	-
RACE			
2023 Est. White	91.2%	91.1%	91.6%
2023 Est. Black	2.3%	2.4%	2.1%
2023 Est. Asian or Pacific Islander	0.6%	0.7%	0.6%
2023 Est. American Indian or Alaska Native	0.3%	0.3%	0.3%
2023 Est. Other Races	5.7%	5.5%	5.4%
INCOME			
2023 Est. Average Household Income	\$79,311	\$78,650	\$79,954
2023 Est. Median Household Income	\$48,201	\$51,976	\$55,311
2023 Est. Per Capita Income	\$32,473	\$32,584	\$33,368
BUSINESS			
2023 Est. Total Businesses	219	382	407
2023 Est. Total Employees	2,526	4,843	5,024

CONTACT US



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