

Property & Business for Sale

5915 W Michigan Ave, Ypsilanti, MI 48197



Listing ID: 30704470
Status: Active
Property Type: Retail-Commercial For Sale
Retail-Commercial Type: Convenience Store
Size: 4,332 SF
Sale Price: \$1,400,000
Unit Price: \$323.18 PSF
Sale Terms: Cash to Seller

Overview/Comments

Established convenience store & deli located on busy corner of W Michigan Ave & Textile Road with almost immediate access to US-23. High traffic counts, easy ingress/egress & plenty of parking.

Ideally located in Pittsfield Township, surrounded by established national & local retail and residential neighborhoods. Minutes to Ypsilanti, Saline and Ann Arbor.

Property and business to be sold simultaneously, cannot be purchased separately. Includes liquor license. Do not approach employees. All showings must be accompanied by listing Broker.

Additional information provided with signed confidentiality agreement.



More Information Online

<http://cie.cpix.net/listing/30704470>

QR Code

Scan this image with your mobile device:



General Information

Taxing Authority: Pittsfield Township
Tax ID/APN: L -12-23-300-021, L -12-23-300-044
Retail-Commercial Type: Convenience Store
Zoning: FB: FORM-BASED MIXED USE
Property Use Type: Net Leased Investment (NNN), Vacant/Owner-User

Building Name: Williams Party Store
Building/Unit Size (RSF): 4,332 SF
Land Area: 0.79 SF
Sale Terms: Cash to Seller

Area & Location

Retail Clientele: General, Family, Business, Traveler, Convention, Other
Property Located Between: Corner of Textile Road & W Michigan Ave
Property Visibility: Excellent
Largest Nearby Street: W Michigan Ave

Feet of Frontage: 238
Traffic/Vehicle Count: 28,329
Highway Access: US-23
Airports: Detroit Metro, Willow Run & Ann Arbor Municipal

Building Related

Tenancy: Single Tenant
Total Number of Buildings: 1
Number of Stories: 1
Property Condition: Good
Year Built: 1985
Roof Type: Gable
Construction/Siding: Brick
Total Parking Spaces: 20
Parking Ratio: 4.4 (per 1000 SF)

Parking Type: Surface
Passenger Elevators: 0
Freight Elevators: 0
Sprinklers: None
Heat Type: Natural Gas
Heat Source: Central
Air Conditioning: Package Unit
Internet Access: Cable

Land Related

Lot Frontage:	237.67	Easements:	Other
Lot Depth:	288.03	Easements Description:	available with title commitment
Water Service:	Municipal	Land Ownership:	owned
Sewer Type:	Municipal		

Zoning Description The Master Plan identified focus development areas within the Township that place greater emphasis on regulating urban form and character of development as well as use and intensity of use. Within these focus areas the Township encourages development with a mix of uses, including public open space, in order to provide transit oriented development in a sustainable way. The Form-Based Mixed Use Districts are intended to implement the vision, goals, and objectives of the Master Plan and any other applicable Plans.

Legal Description COM AT S 1/4 COR SEC 23, TH N 01-15 W 250.94 FT, TH N 83-14 W 615.45 FT TO POB, TH N 01-36 E 287.55 FT, TH S 57-32 W 137 FT, TH S 32-28 E 55.47 FT, TH S 01-05 W 46.78 FT, TH N 88-55 W 52.50 FT, TH S 01-13 W 105.51 FT, TH S 83-14 E 134.33 FT TO POB. COM AT S 1/4 COR SEC 23, TH N 01-26-50 W 250.94 FT, TH N 83-25-50 W 749.78 FT TO A POB, TH N 01-13-00 E 105.51 FT, TH S88-55-00 E 52.50 FT, TH N 01-05-00 E 46.78 FT, TH N 32-28-00 W 55.47 FT, TH SW'LY ON S LN OF MICH AVE 362.8 FT, TH 280.60 FT ALNG ARC OF CURV-RT-RAD1321.41 FT - CH S 89-30-50 E 280.07 FT TO THE POB, EXC THAT PT WEST OF A LN DESC AS; COM AT S 1/4 COR SEC 23, TH N 01-26-50 W 250.94 FT, TH N 83-25-50 W 750.00 FT, TH N 83-39-12 W 9.52 FT TO A POB, TH N 25-34-22 W 200.00 FT TO THE POE.

Location

Address:	5915 W Michigan Ave, Ypsilanti, MI 48197	MSA:	Ann Arbor
County:	Washtenaw	Submarket:	Washtenaw W of 23



Property Images



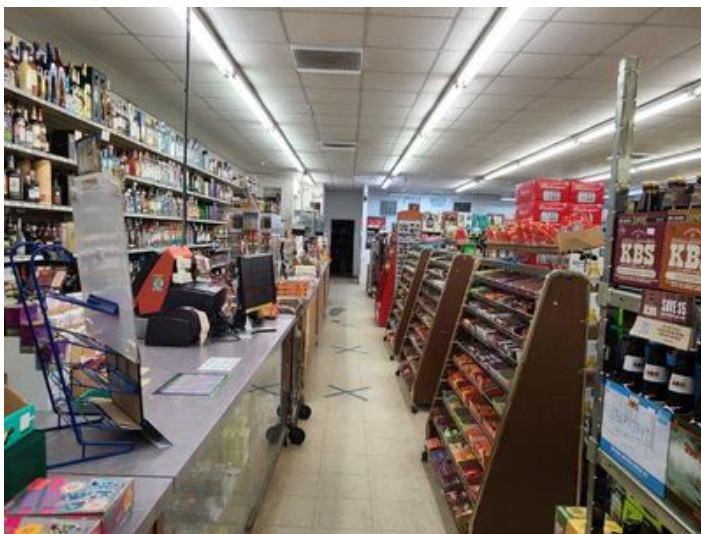
Export



Pic 11



Pic 8



Pic 4



pic 6

Property Contacts



James H. Chaconas

Colliers International
734-994-3100 [0]
jim.chaconas@colliers.com