

Blain's Farm & Fleet Outlots

Improved Pads with Utilities to Sites

210 US-31 South
Traverse City, Michigan 49685

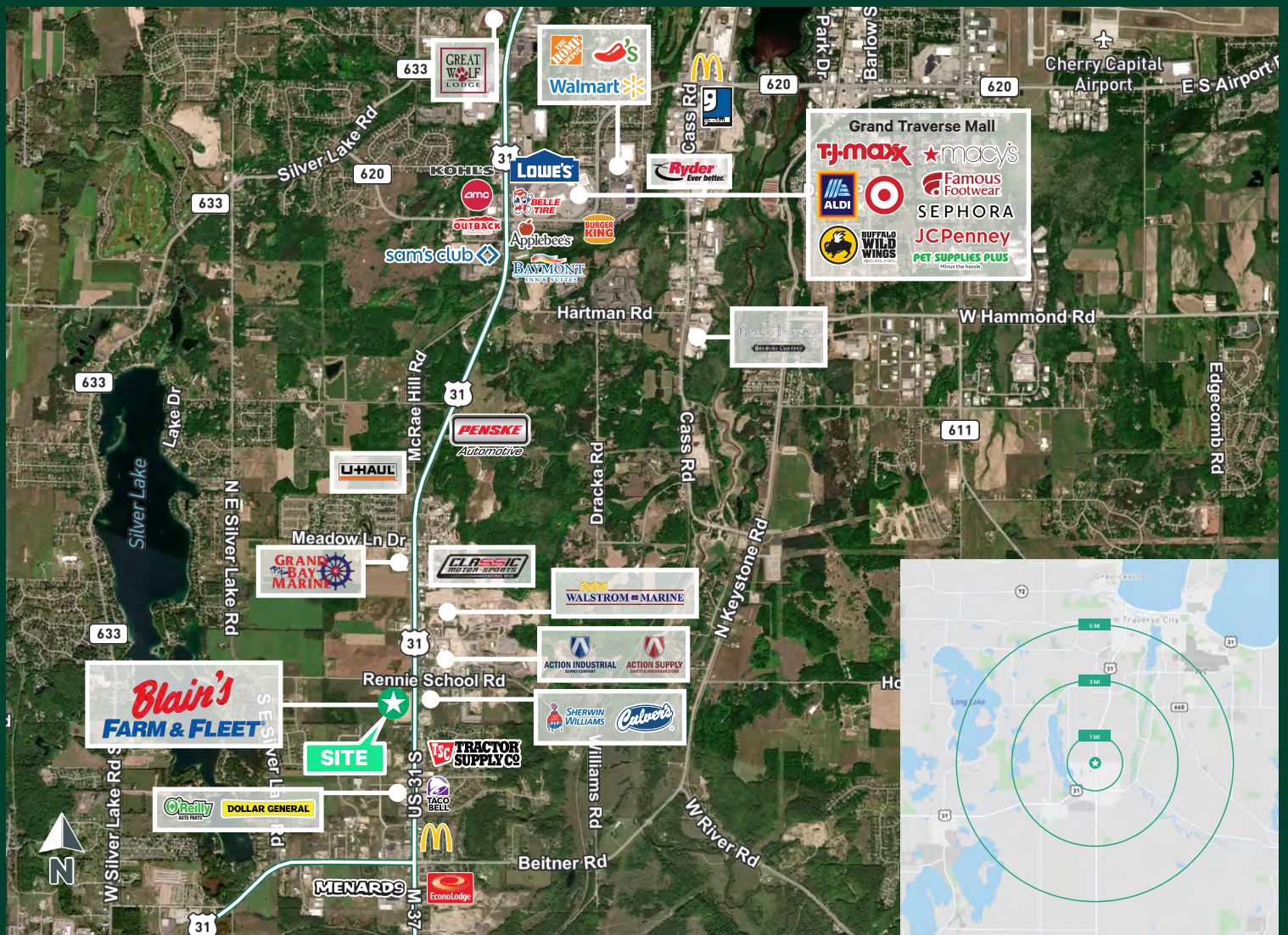
Located at the Southwest Corner of US-31 South and Rennie School Road



Property Highlights

- + 3 outlots available next to Blain's Farm & Fleet
- + Located on US-31 South, the main thoroughfare in Traverse City, with traffic counts estimated at 25,300 vehicles per day
- + All utilities to sites
- + **Outlot 1: \$475,000 (1.52 Acres)**
- + **Outlot 2: \$525,000 (1.61 Acres)**
- + **Outlot 3: \$400,000 (2.67 Acres)**

Macro Aerial

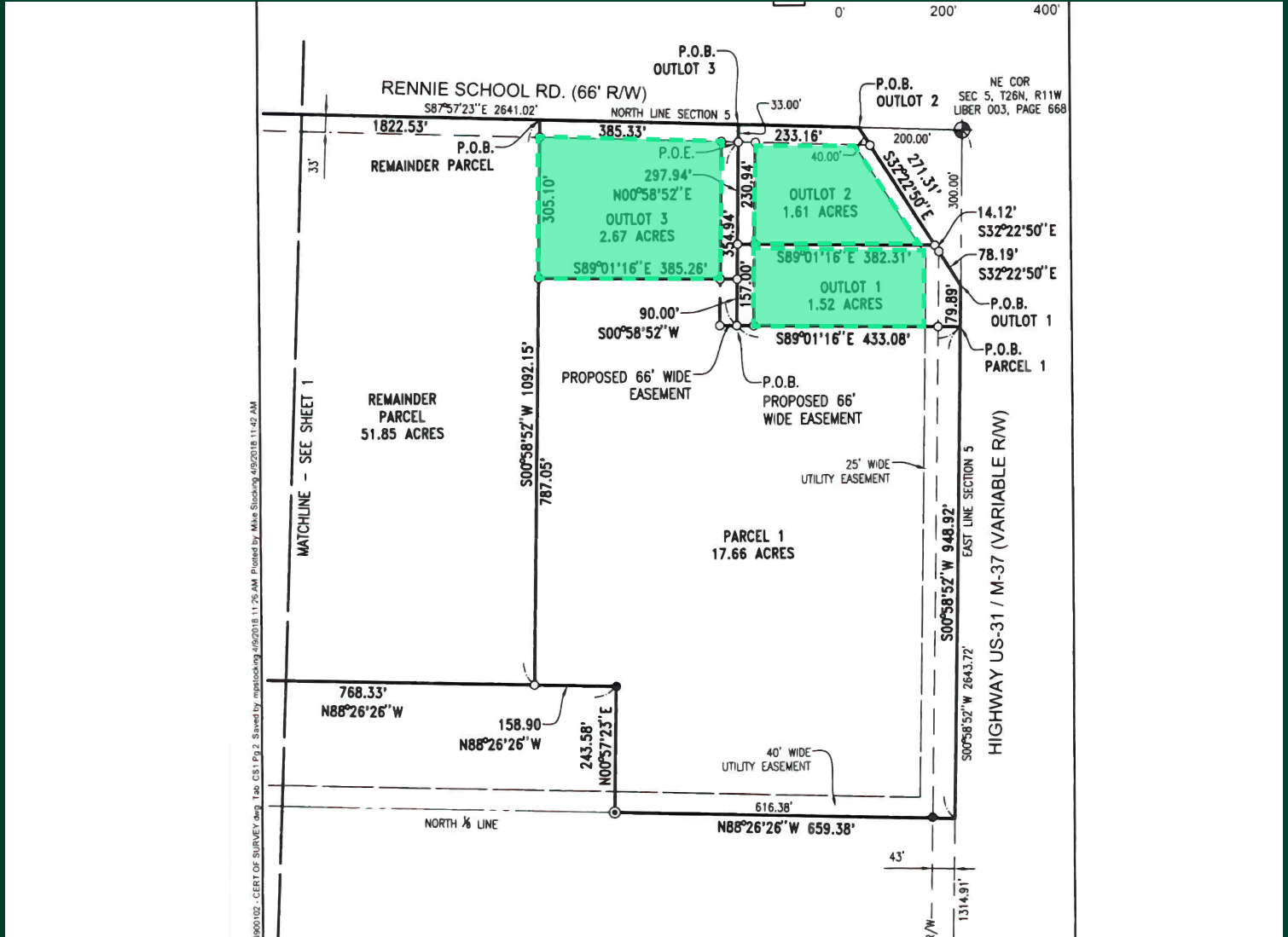


Micro Aerial



2021 Demographics	1 Mile	3 Miles	5 Miles
Population	991	13,185	34,027
Number of Households	359	5,102	14,371
Average Household Size	2.75	2.57	2.33
Average Household Income	\$89,433	\$76,281	\$73,159
Daytime Population	1,408	11,590	34,866

Site Plan



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