



207 Grandview Parkway | Traverse City, MI 49684

PROPERTY OVERVIEW

This is one of few development opportunities in Traverse City, MI with unobstructed views of West Grand Traverse Bay. Traverse City is Michigan's hottest destination spot. If it is outdoor activities, foodie locations, wineries, micro breweries, or just the beautiful scenery, Traverse City has it all. This property is located between downtown Traverse City and the public park known as the Open Space.

The property is located in the Warehouse District on Garland Street which is home to Hotel Indigo, the BLK Market, The Workshop Brewing Co. and the newly constructed Breakwater Apartment complex. The Warehouse District is a marriage of eclectic and contemporary development. Bring your development concept to this unique and rare parcel.

PROPERTY HIGHLIGHTS

- Unobstructed Views of West Grand Traverse Bay
- Conveniently located in the Warehouse District
- New Development Opportunity

SALE PRICE:	\$1,990,000
LOT SIZE:	0.33 ACRES
APN #:	28-51-658-038-00

KEVIN ENDRES, PE | Owner | Broker | 231.929.2955 | kendres@threewest.com

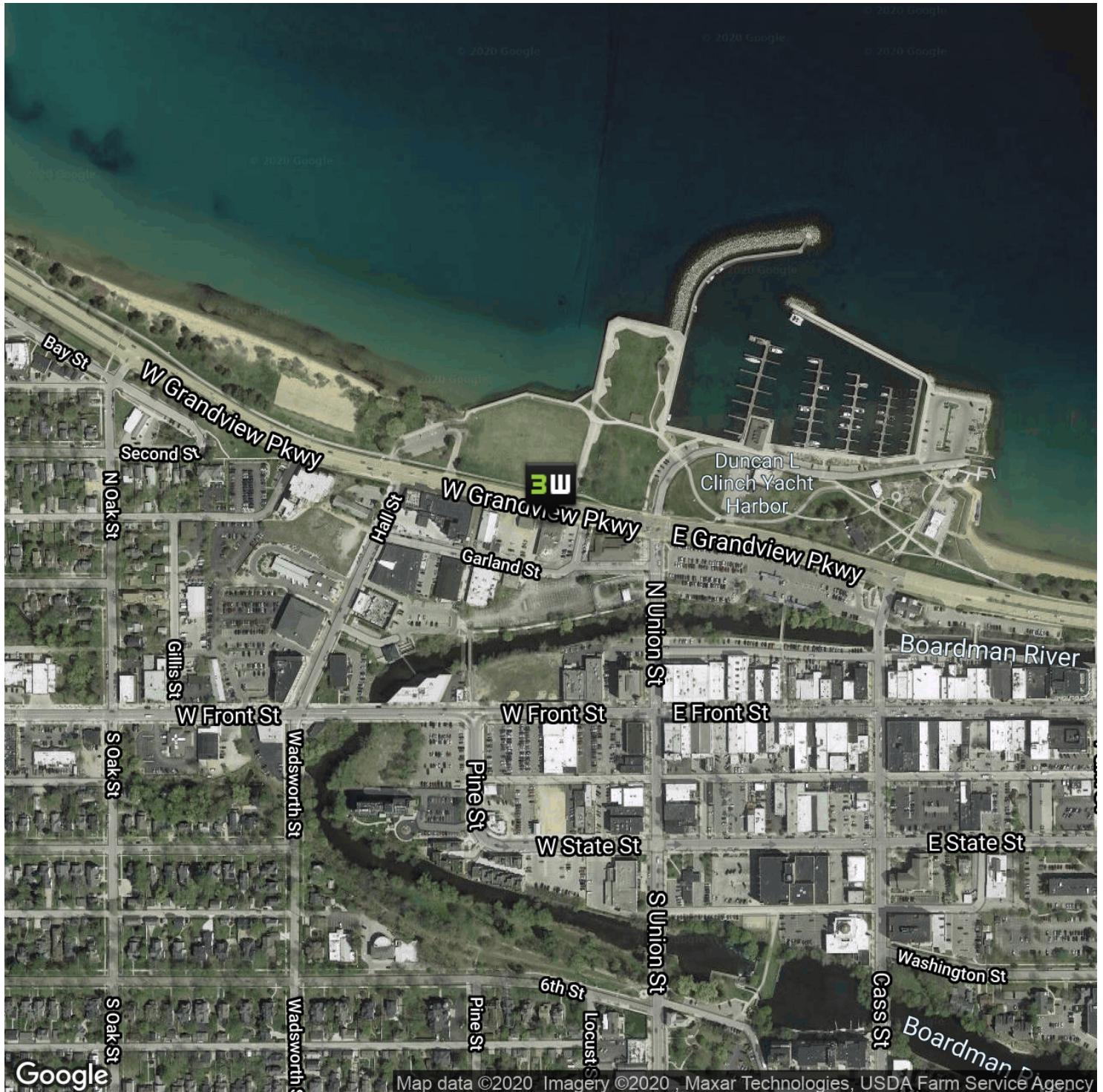


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LAND FOR SALE

207 Grandview Parkway

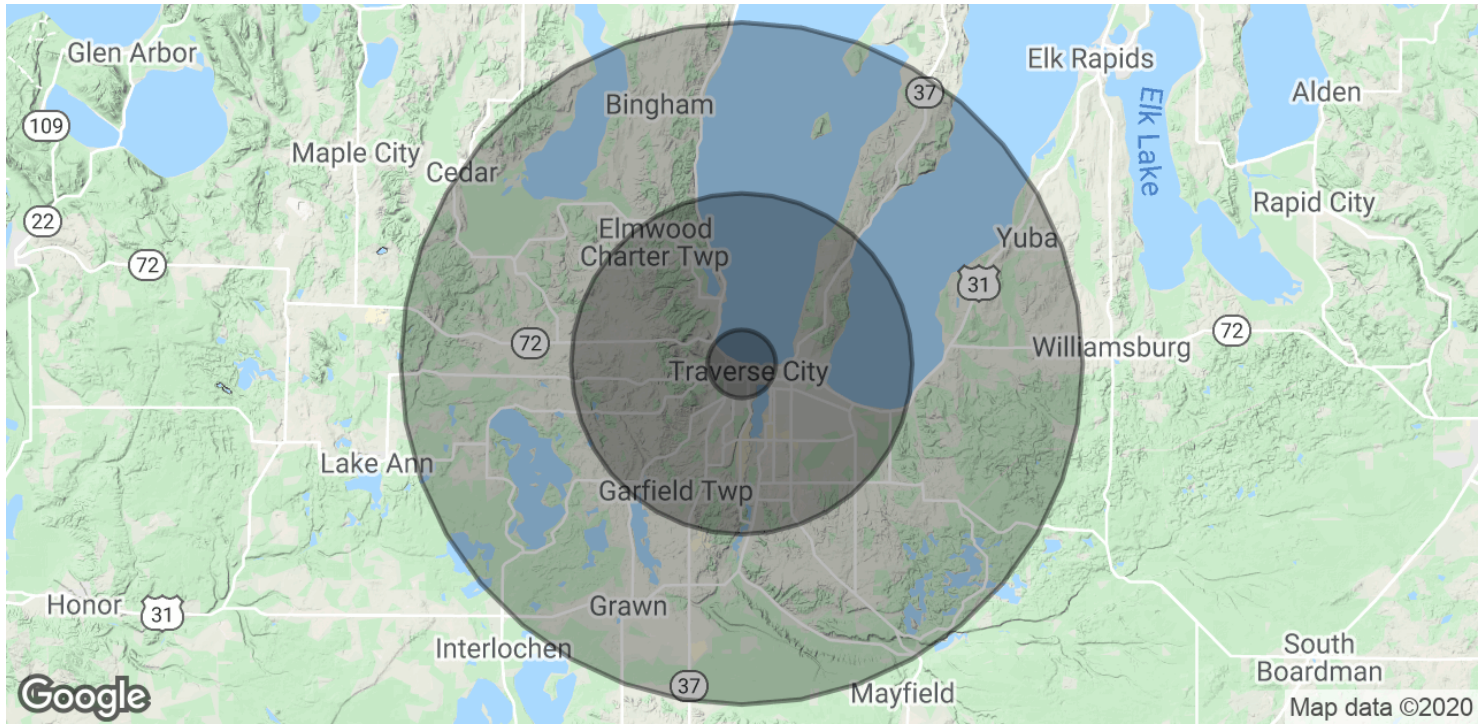


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207 Grandview Parkway



POPULATION

1 MILE

5 MILES

10 MILES

Total Population	2,388	35,696	68,567
Median age	38.0	40.6	41.1
Median age (Male)	36.4	38.2	39.1
Median age (Female)	41.7	43.6	43.4

HOUSEHOLDS & INCOME

1 MILE

5 MILES

10 MILES

Total households	1,112	16,359	29,284
# of persons per HH	2.1	2.2	2.3
Average HH income	\$60,906	\$56,506	\$61,384
Average house value	\$230,467	\$239,367	\$237,409

* Demographic data derived from 2010 US Census

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