

**1428 IMLAY CITY Road, Lapeer, Michigan 48446-3114**

MLS#: **20221058443**  
 Status: **Active**

Prop Type: **Real Estate Only**

LP: **\$675,000**  
 OLP: **\$675,000**



Location Information

County: **Lapeer**  
 City: **Lapeer**  
 Mailing City: **Lapeer**  
 MLS Area: **09132 - Lapeer**  
 School Dist: **Lapeer**  
 Location: **IMLAY CITY RD AND MYERS RD**  
 Directions: **CITY OF LAPEER KINGSBURY'S PLAT LOT 15 (L=1 P=90 SEC 4, T7N-R10E) 44-12-360-015-00**

Lot Information

Acreage: **0.56**  
 Lot Dim: **100.00 x 122.00**  
 Road Frt Feet: **20**  
 Water Frt Ft:  
 Side of Str:

General Information

Year Built/Rmd: **1952**  
 #Units/ \$ Lsd: **0 / -%**  
 # Loft Units:  
 # Eff/Std Units:  
 # 1 BR Units:  
 # 2 BR Units:  
 # 3 BR Units:  
 # 4 BR Units:  
 Encroachments:

Business Information

Zoning: **Commercial, Heavy Industrial, Light Industrial, Office**  
 Current Use: **Automotive, Commercial, Convenience Store, Mini-Sto**  
 Bus Type:  
 Licenses:  
 Rent Incl:  
 Inv List:  
 Inv Incl: **No**  
 APOD Avail:  
 Zone Conform:  
 Rent Cert'd:  
 Restrictions:

Income and Expenses

Monthly Sales:  
 Annl Net Inc: **0**  
 Annl Gross Inc: **0**  
 Annl Oper Exp: **0**

Access To / Distance To

Airport:  
 Interstate:  
 Railroad:  
 Waterway:

Square Footage

Est Sqft Ttl: **6,360**  
 Est Sqft Main: **6,360**  
 Est Sqft Office:

Recent CH: **11/03/2022 : New : PS->ACTV**

Listing Information

Listing Date: **11/03/2022** Pending Date:  
 Terms Offered: **Cash, Conventional**  
 Access: **Lock Box**  
 Off Mkt Date:  
 Exclusions:  
 Possession: **At Close**  
 Trans Type: **Sale**  
 Short Sale: **No**

Features

Arch Level: **1 Story** Exterior: **Aluminum, Block/Concrete/Masonry, Brick Veneer (Brick Siding)**  
 Foundation: **Slab** Foundation Mtrl:  
 Foundation Ft:  
 Water Source: **Public (Municipal)** Sewer: **Public Sewer (Sewer-Sanitary)**  
 Out Buildings: Road Frontage: **Class A**

Unit Information

Unit Type	Baths	Lavs	Square Ft	Furnished	# of Unit Type	Rent
-----------	-------	------	-----------	-----------	----------------	------

Legal/Tax/Financial

Property ID: **L212996504000** Ownership: **Standard (Private)**  
 Tax Summar: **\$2,063** Tax Winter: **\$2,709** Other/Spec Asmt: **0.00**  
 SEV: **385,755.00** Taxable Value: **357,050.00** Occupant: **Owner**  
 Legal Desc: **CITY OF LAPEER KINGSBURY'S PLAT LOT 15 (L=1 P=90 SEC 4, T7N-R10E) 44-12-360-015-00**  
 Subdivision: **CITY OF LAPEER KINGSBURY'S PLAT**

Office Information

Office: **Keller Williams Home**

Remarks

Pub Rmks: **HIGH TRAFFIC COUNT located near BIG BOX STORES: Walmart Supercenter, United States Postal Office, DTE Electric Company, Restaurants, Planet Fitness. CODE: i1 Zoning Building which is Industrial and mixed use purposes. 6360sq/ft. Building includes 1 bay garage. Building can be used for Retail, Storage, Medical purposes, Urgent care, Doctor office, Business Services, Office Space, Automotive use. Also, Includes Approved Plans by the city of Lapeer for Marijuana Cultivation**