

EST. **TD** 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

620 N BURKHART ROAD

620 N Burkhardt Road, Howell, MI 48843



FOR SALE

248.476.3700

EXCLUSIVELY LISTED BY:

ANDREW GOBLE

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OFFERING SUMMARY: 620 N Burkhart Road | Howell, MI 48843



PROPERTY OVERVIEW

3,018 SF building with 2.6 acres and a private pond

OFFERING SUMMARY

Sale Price - REDUCED:	Was \$599,000 NOW \$525,000
Building Size:	3,018 SF
Price / SF:	\$173.96
Year Built:	1955
Renovated:	2022
Zoning:	Highway Service Commercial

PROPERTY HIGHLIGHTS

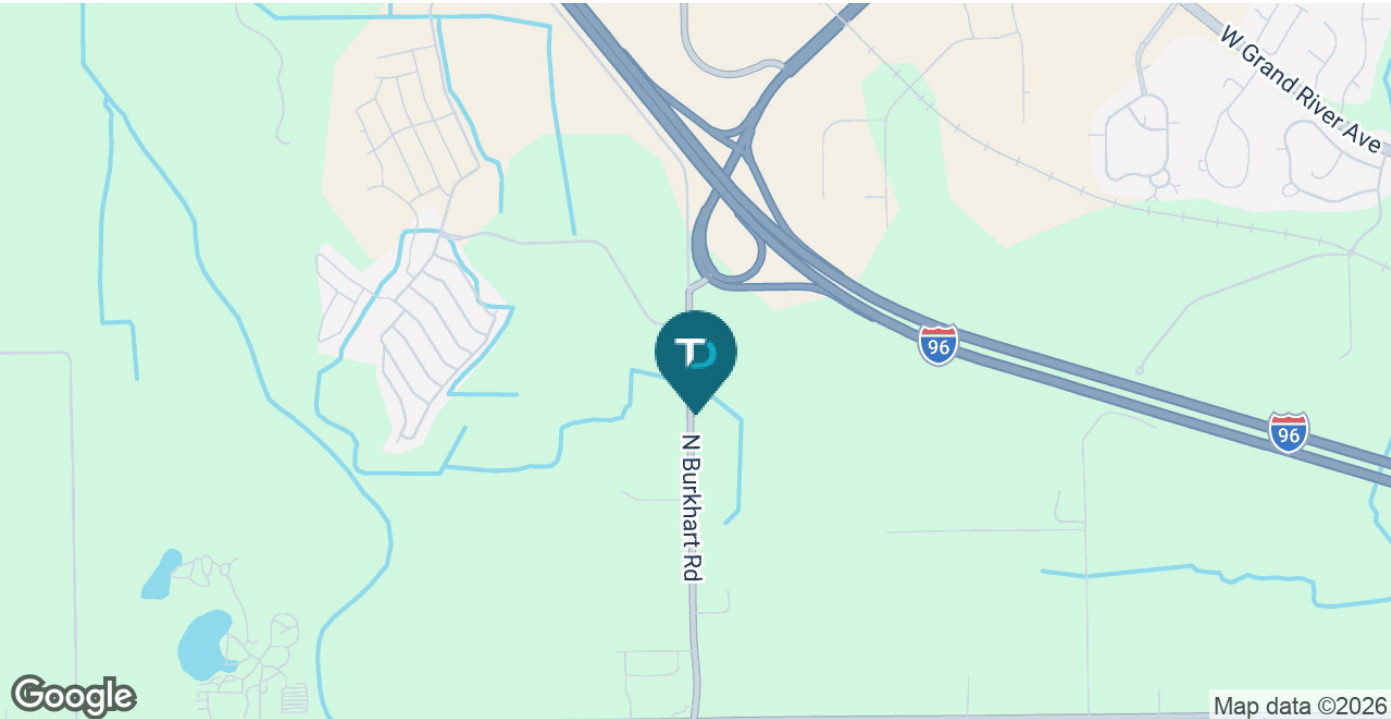
- Beautiful setting on 2.6 acres with a private pond and views of nature
- Close proximity to I-96
- Recently renovated building
- Many possible uses



BUILDING/PROPERTY INFORMATION: 620 N Burkhart Road | Howell, MI 48843

BUILDING INFORMATION		PROPERTY INFORMATION	
Price/SF:	\$173.96	Lot Size:	2.6 AC
Building Size:	3,018 SF	Property Type:	Office
Year Built:	1955	Property Subtype:	Office Building
Last Renovated:	2022	2025 Winter Tax:	\$2,281.97
Number of Floors:	2	2025 Summer Tax:	\$7.635.46
Utilities:	Municipal Water & Sanitary S	Zoning	Highway Service Commercial
Parking Spaces:	8	Traffic Count:	7,658 Vehicles/Day (Costar, 2023)
		Legal Description:	Available upon request
		APN:	06-33-100-013

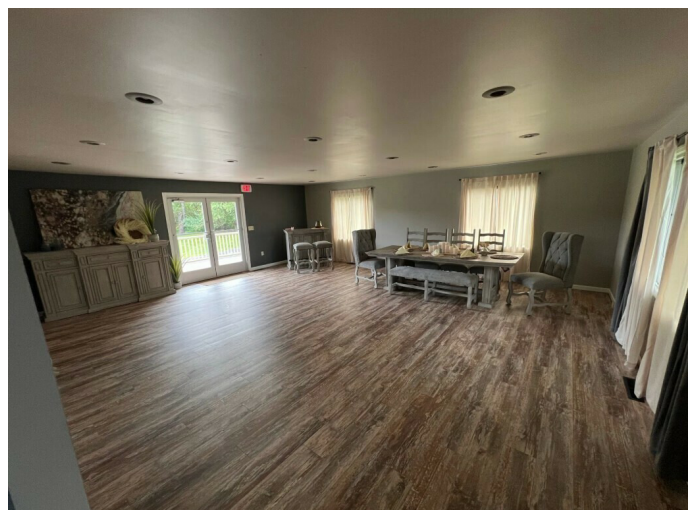
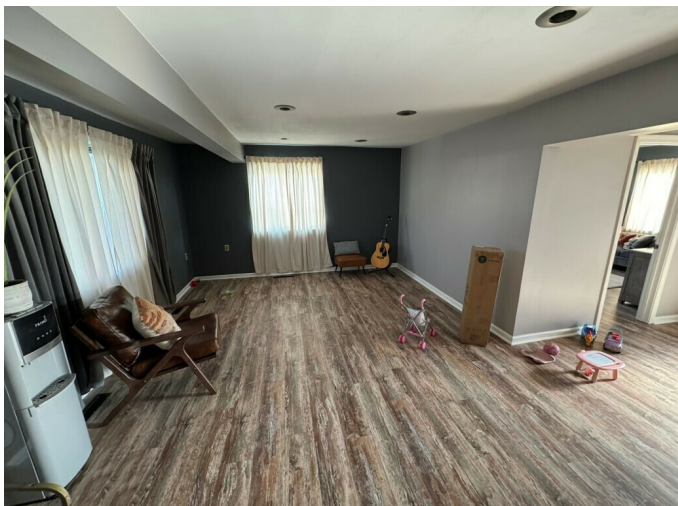
LOCATION INFORMATION
 Located on the east side of Burkhart Road, just south of I-96 in Howell, MI



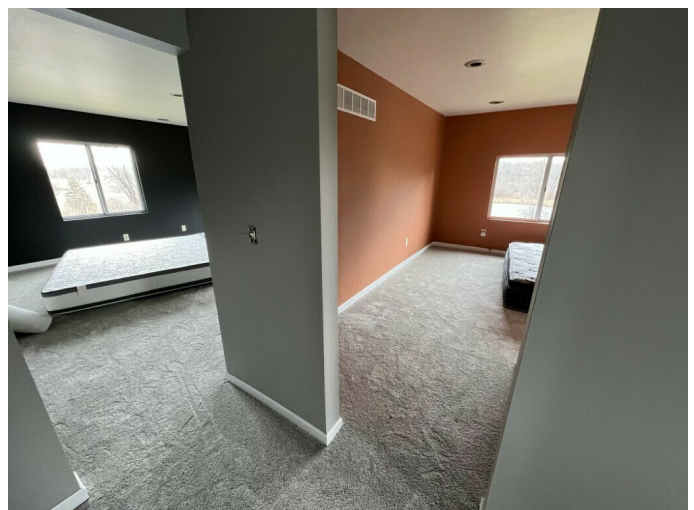
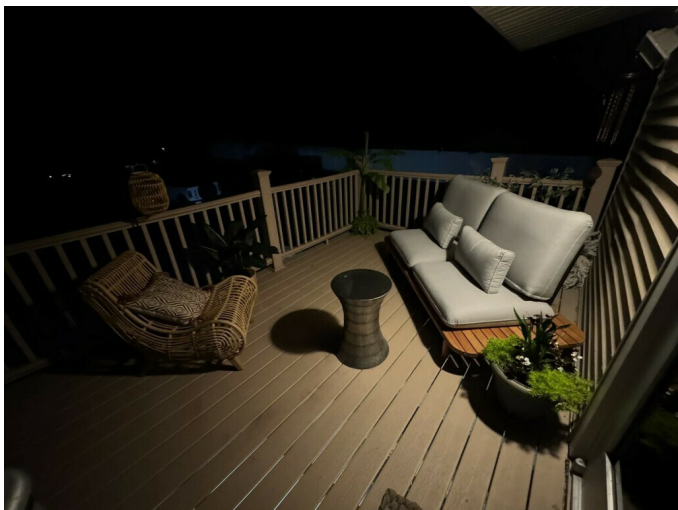
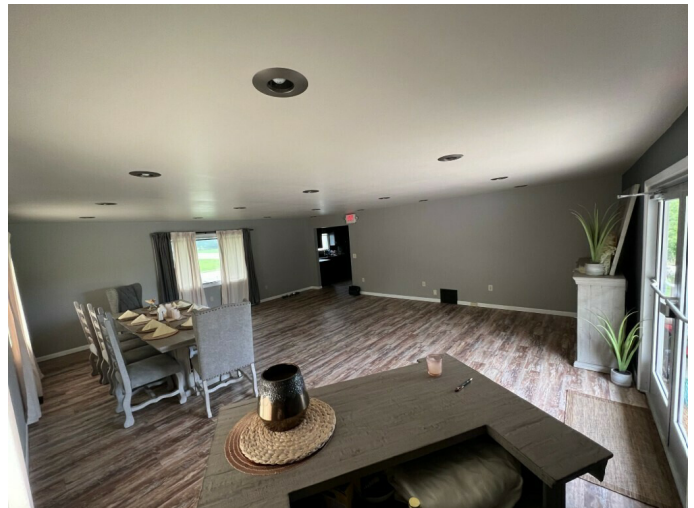
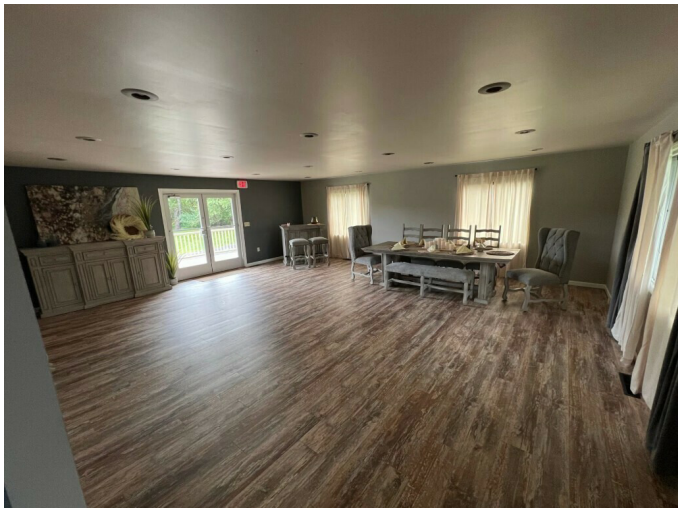
ADDITIONAL PHOTOS: 620 N Burkhart Road | Howell, MI 48843



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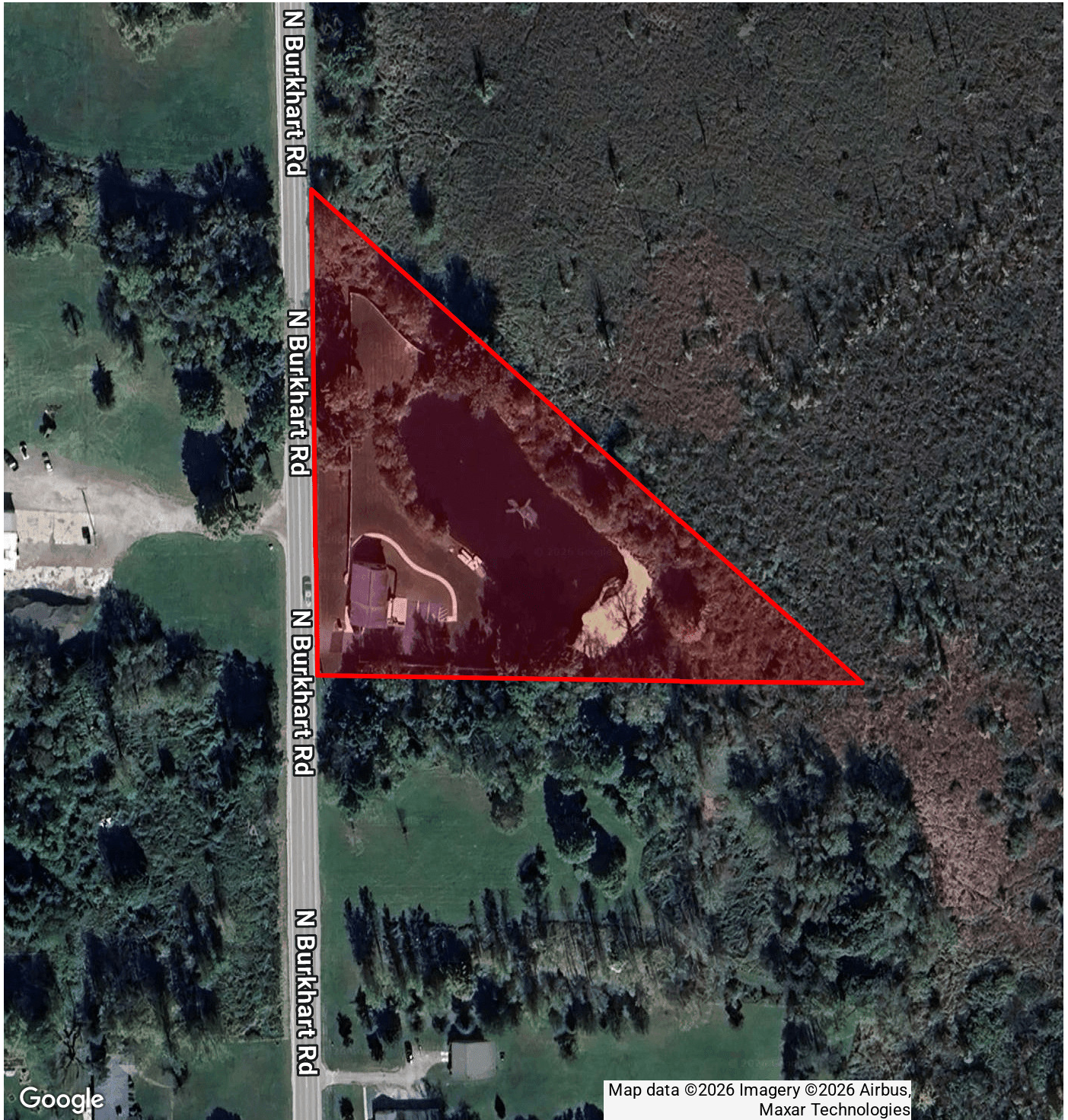
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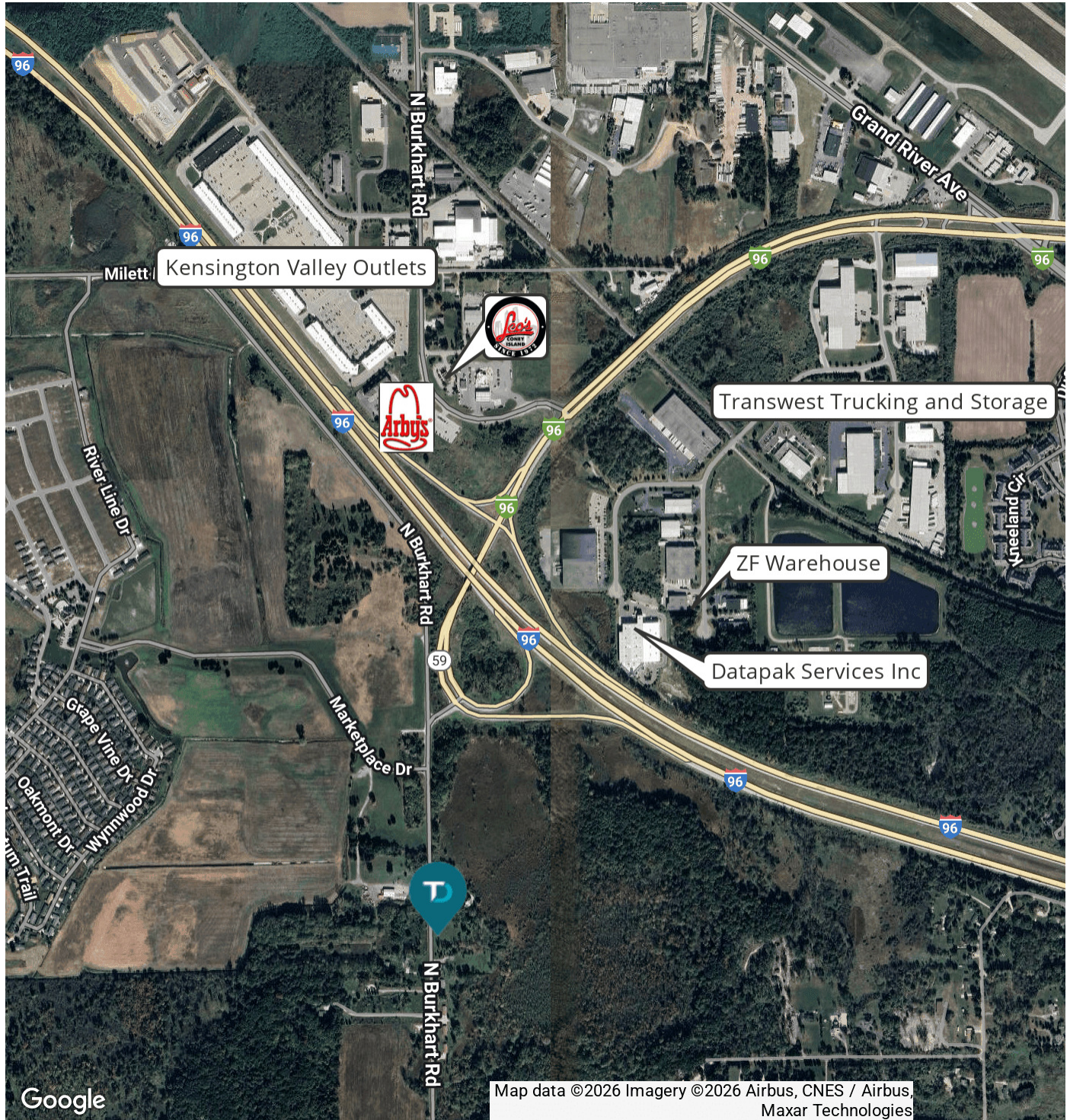
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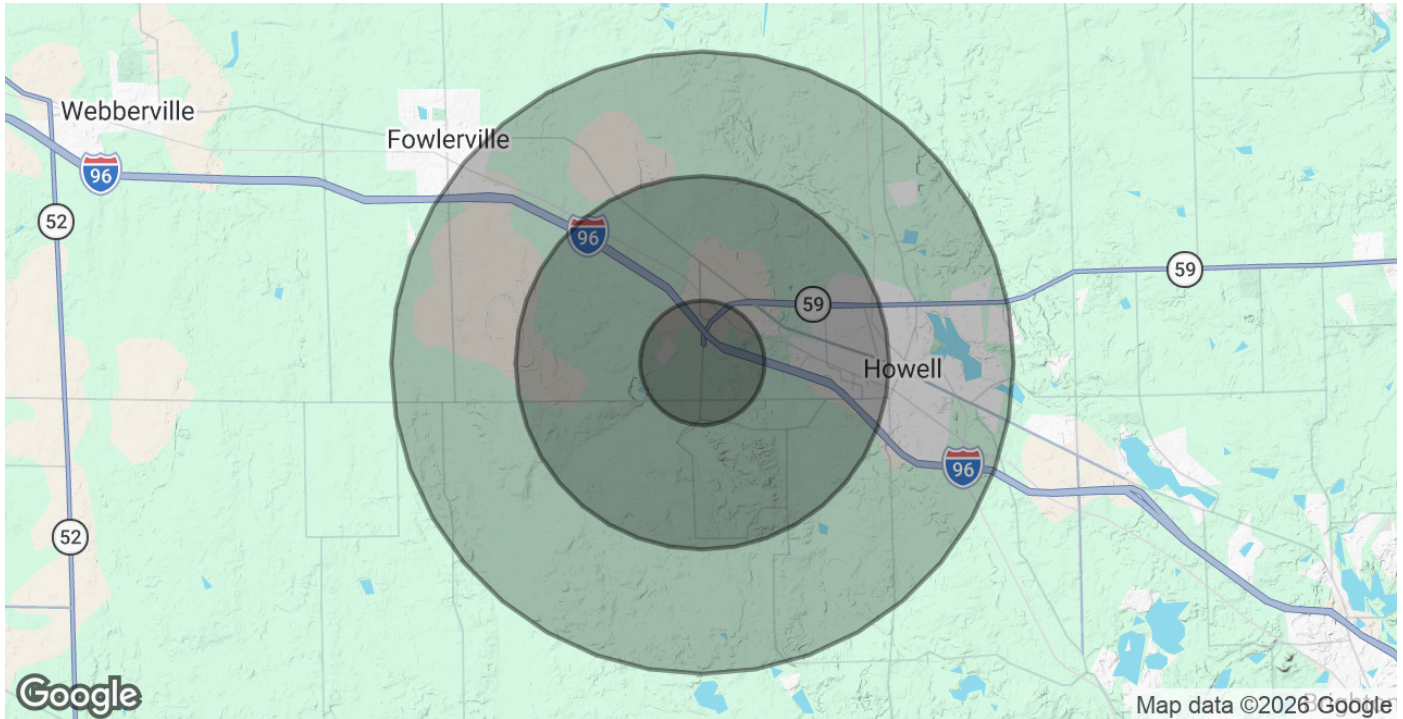
AERIAL MAP: 620 N Burkhart Road | Howell, MI 48843



RETAILER MAP: 620 N Burkhart Road | Howell, MI 48843



DEMOGRAPHICS MAP & REPORT: 620 N Burkhart Road | Howell, MI 48843



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	1,709	12,970	34,347
Average Age	43	42	41
Average Age (Male)	41	40	40
Average Age (Female)	44	44	43

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	670	5,216	13,623
# of Persons per HH	2.6	2.5	2.5
Average HH Income	\$99,976	\$100,815	\$103,163
Average House Value	\$279,236	\$292,585	\$308,095

2020 American Community Survey (ACS)