

2026 Industrial Land Study

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Land Residual	Net Acres	Total Acres	Dollars/Acre	Dollars/SqFt
011-023-001-03	GRAHAM RD V/L	11/09/23	\$124,900	WD	03-ARM'S LENGTH	\$124,900	\$124,900	5.96	5.96	\$20,956	\$0.48
001-009-015-00	3673 VAN DYKE RD	06/04/24	\$1,000,000	MLC	03-ARM'S LENGTH	\$1,000,000	\$201,063	9.74	10.05	\$20,643	\$0.47
001-016-022-21	TUBSPRING RD	06/28/24	\$152,000	WD	03-ARM'S LENGTH	\$152,000	\$152,000	3.91	3.91	\$38,875	\$0.89
004-003-006-02	4800 MARLETTE	07/11/24	\$650,000	WD	03-ARM'S LENGTH	\$650,000	\$598,773	18.56	18.56	\$32,261	\$0.74
011-023-001-01	220 GRAHAM RD V/L	11/22/23	\$100,000	WD	03-ARM'S LENGTH	\$100,000	\$100,000	5.34	5.34	\$18,730	\$0.43
Totals:			\$2,026,900			\$2,026,900	\$1,176,736	43.51	43.82		
								Average		Average	
								per Net Acre:	27,045.81	per SqFt=>	\$0.62

Sales Study had limited data even with sales study extended.
Data from similar Townships used.