



**531**

**E GRAND BLVD  
DETROIT**

**—  
FOR SALE**

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Large corner lot in Detroit's Islandview neighborhood, located along highly traveled Grand Boulevard. The 35,284 SF lot is located just a few blocks from Belle Isle and the Detroit Riverfront and within walking distance to West Village, which is home to some of Detroit's most cherished shops and restaurants.



## 35,284 SF LOT

### ISLANDVIEW

## \$370,000

386' of frontage x 146' deep

Located along highly traveled Grand Boulevard in the Islandview neighborhood of Detroit, and within walking distance to some of Detroit's most cherished shops and restaurants including Sister Pie, Red Hook Coffee Shop, Marrow, and many others. The 35,284-square-foot corner lot is within a five-minute drive of Detroit Waldorf School, and a few blocks from the Detroit Riverfront. The large lot size offers 386' of street frontage in total and R5 zoning makes this a well suited site for medium-density residential or mixed-use new development. Property values in the immediate area reach up to \$400/sq ft for condos and up to \$400,000 for single family homes. The Islandview/West Village neighborhood is experiencing many new developments, some currently under construction and new developments slated to break ground in the coming months. Close proximity to Detroit Waldorf School and within 10 minute to Downtown Detroit.

#### Property Features

- 386' of Frontage
- 35,284 square feet
- Zoned R5
- Walkable neighborhood
- Close proximity to Belle Isle







## ISLANDVIEW / WEST VILLAGE

Located in the Islandview neighborhood of Detroit and within walking distance to some of Detroit's most cherished shops and restaurants, including Sister Pie, The Red Hook, Marrow, and many others. Less than a five-minute drive to Detroit Waldorf School, and only a few blocks from the Detroit Riverfront.





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