



NEIGHBORHOOD

MIDTOWN

LOCATION

NE CORNER OF SELDEN AND 2ND AVE IN MIDTOWN

SPACE TYPE

LAND

Located at 3926 Second Ave in Midtown, this .165-acre parcel sits directly adjacent to Selden Standard, Honest Johns, SheWolf and Mad Nice. Zoned SD-2, this land offers versatile development potential, ideal for residential or commercial projects. Its prime location, adjacent to this significant revitalization, provides an excellent investment prospect in one of Detroit's strongest neighborhoods.

ASKING PRICE

**\$325,000**

ADDRESS

**3926 2ND AVE, DETROIT, MI 48201**

NEIGHBORS

Selden Standard, Honest Johns, Mad Nice, SheWolf, Condado Tacos, Shinola, Third Man Records, Whole Foods, The Scott, For the Love of Sugar, Bar Pigalle, Bakersfield, Grey Ghost, Second Best, Empire Kitchen and Cocktails, Detroit Symphony Orchestra, Rocco's Italian Deli

LOT SIZE

**0.165 Acres (7,187 SF)**

OPPORTUNITY ZONE

**YES**

ZONING

**SD-2**

PROPERTY TAXES

**\$ 603.84**







# AREA DEVELOPMENTS



## Ford's Michigan Central Station

Ford's Michigan Central Station, currently undergoing a nearly \$1 billion renovation. Ford's Corktown Campus promises to bring 5,000+ new jobs to the neighborhood and will create a need for 1,100 new residential units.



## Hudson's Site

Hailed as the City's most significant development in decades, the development of the former Hudson's site in the Central Business District will include 1.5 million square feet of office, retail, restaurant, hotel, residential, and event spaces. Construction of the city's second tallest skyscraper is expected to be complete in 2024.



## Gordie Howe International Bridge

The new Detroit-Windsor bridge will facilitate trade and travel across the busiest international crossing in North America providing uninterrupted freeway traffic flow between the two countries. When complete in 2025, the 1.5-mile crossing will feature 6 lanes of travel, a dedicated pedestrian/cycling path, and new ports of entry.



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EXPERIENCE AND EXPERTISE  
TO THE COMMERCIAL MARKET.

For more information about 3926 2nd Ave  
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