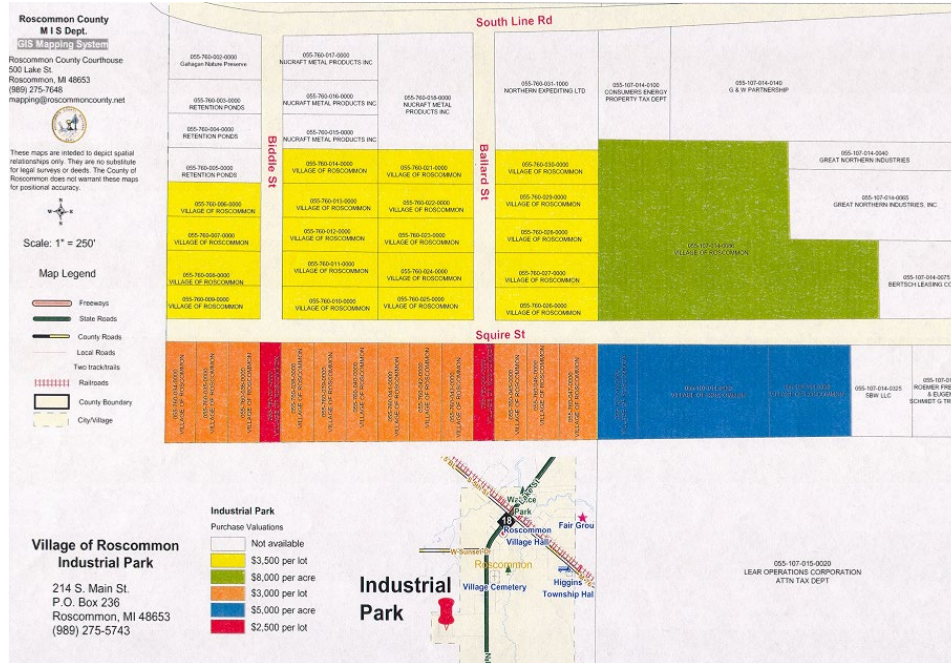


Redevelopment Opportunity

BL-75 Industrial Park, Roscommon, MI 48653



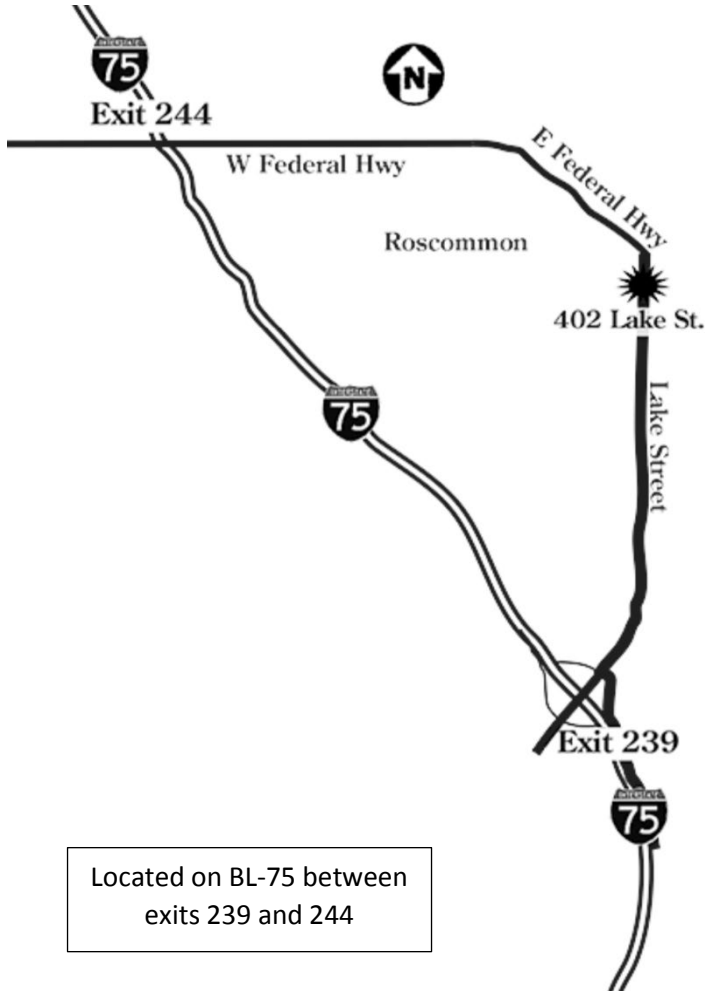
Description

Industrial land uses make up 10 percent of the Village covering some 92.4 acres. Industrial areas are in the southern part of the Village along Lake Street/I-75 Business and within an industrial park. Note, while most of the lots in the industrial park have not been developed, the entire area is dedicated to industrial uses and was mapped as such. A triangular lot south and east of the downtown is industrial. Properties can be divided or combined to facilitate developer's needs.

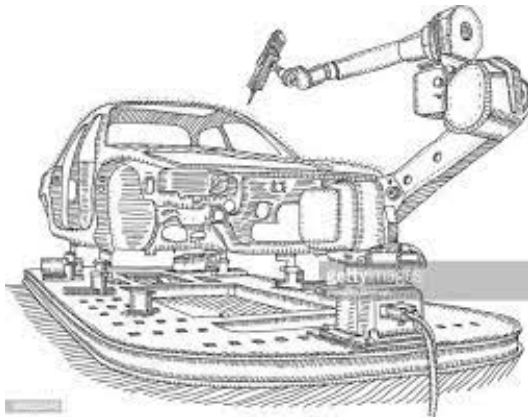
PROPERTY/SITE DETAILS		AVAILABILITY	
Site/Building Name	BL- 75 Industrial Park	For Sale	Yes
Street Address	South M-18	Current/Past Use	Vacant/Undeveloped
City	Roscommon	Date Available	Immediate
Zip Code	48653	Sale Terms	Cash
Zoning	Mixed Development	Tax ID	Will Split

Redevelopment Opportunity

BL-75 Industrial Park, Roscommon, MI 48653



Located on BL-75 between
 exits 239 and 244



Potential Developments
 Light Manufacturing
 Agri-Tourism
 Greenhouse
 Automotive



Redevelopment Opportunity

BL-75 Industrial Park, Roscommon, MI 48653

SITE INFRASTRUCTURE	
Gas Service	DTE
Electric Service	Consumers
Voltage/Phase	Unknown
Sewer Service	None - TBD
Water Service	None - TBD
Construction	N/A
PROPERTY/SITE DETAILS	
Airport Service	Traverse City (50 Miles)
Highway Service	BL I-75 Exits 239 and 244
Average Daily Traffic	5000
Rail Access	No
DIRECTIONS TO PROPERTY	
I-75 Exit 239 to BL 75	
I-75 Exit 244 to BL 75	
EXTRAS	
N/A	

INCENTIVE PROGRAMS:

The Village of Roscommon will work with interested developers to pursue incentives related to proposed development.

Possible incentives:

- Reduced Land Acquisition Costs
- Tax Abatements
- Façade Grant
- Brownfield Remediation
- Reduced Parking Requirements
- Expedited Review Timeline
- Fee Reductions
- Other

CONTACT INFORMATION:

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