



CHACONAS GROUP
ANN ARBOR AREA



W Stadium Blvd

2040-2060 West Stadium Blvd. | Ann Arbor, MI
Redevelopment

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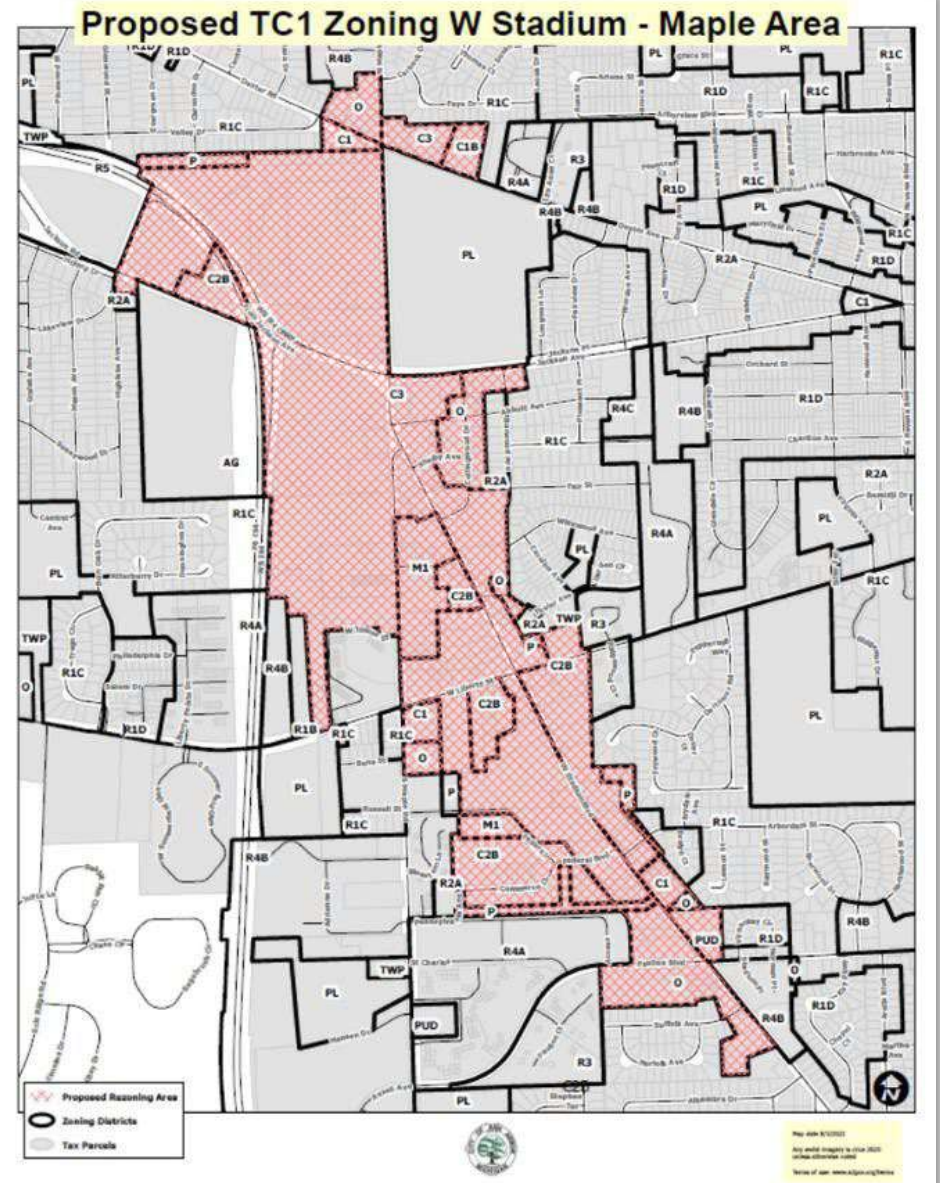


2040-2060 West Stadium Blvd. | Redevelopment Summary

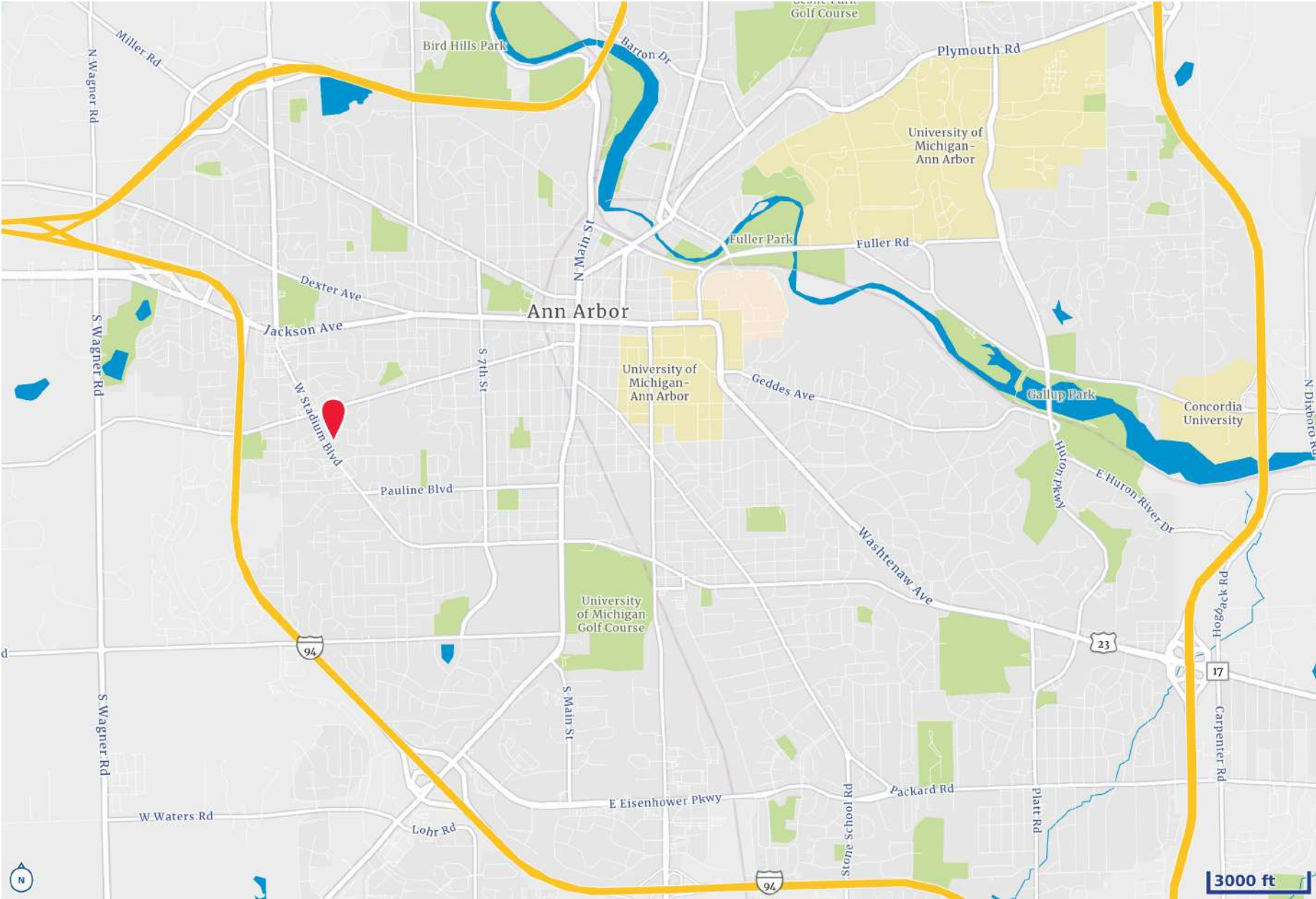
- **2.32 Acres | \$3,950,000**
- [Located in proposed TC 1 Zoning area that allows for High-Density, with Building Heights from 55-300 Feet.](#)
- Previous Chrysler dealership on over 2 acres of land ready for redevelopment
- Prime location between W Liberty Street and Pauline Blvd with 332' of frontage
- Surrounded by established businesses, retail, close to downtown Ann Arbor, I-94, and the University of Michigan

C2B BUSINESS SERVICE DISTRICT

This district is designed to provide for certain types of commercial activities that have functional and economic relationships to downtown core or downtown interface commercial district. In this district the customer may come to the particular establishment either by automobile or as an extension of downtown pedestrian shopping activity. Since there is little essential interdependence of activities, each establishment should have its own automobile parking area. Good traffic accessibility is essential to this district, particularly for trucks and other freight carriers. The uses permitted, because of their required contact with auto and truck traffic, would be incompatible in the downtown.



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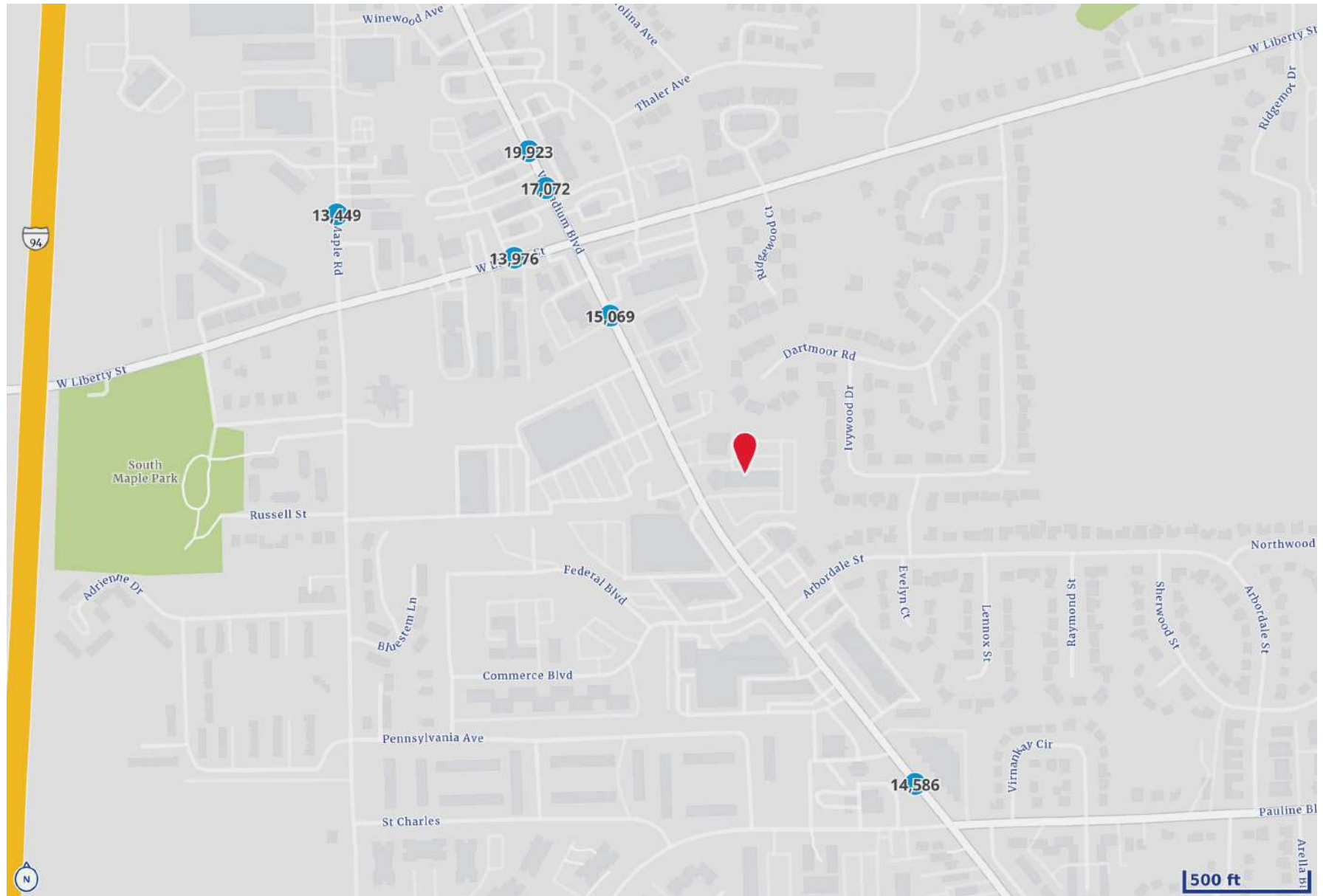
2040-2060 West Stadium Blvd. | Redevelopment Photos



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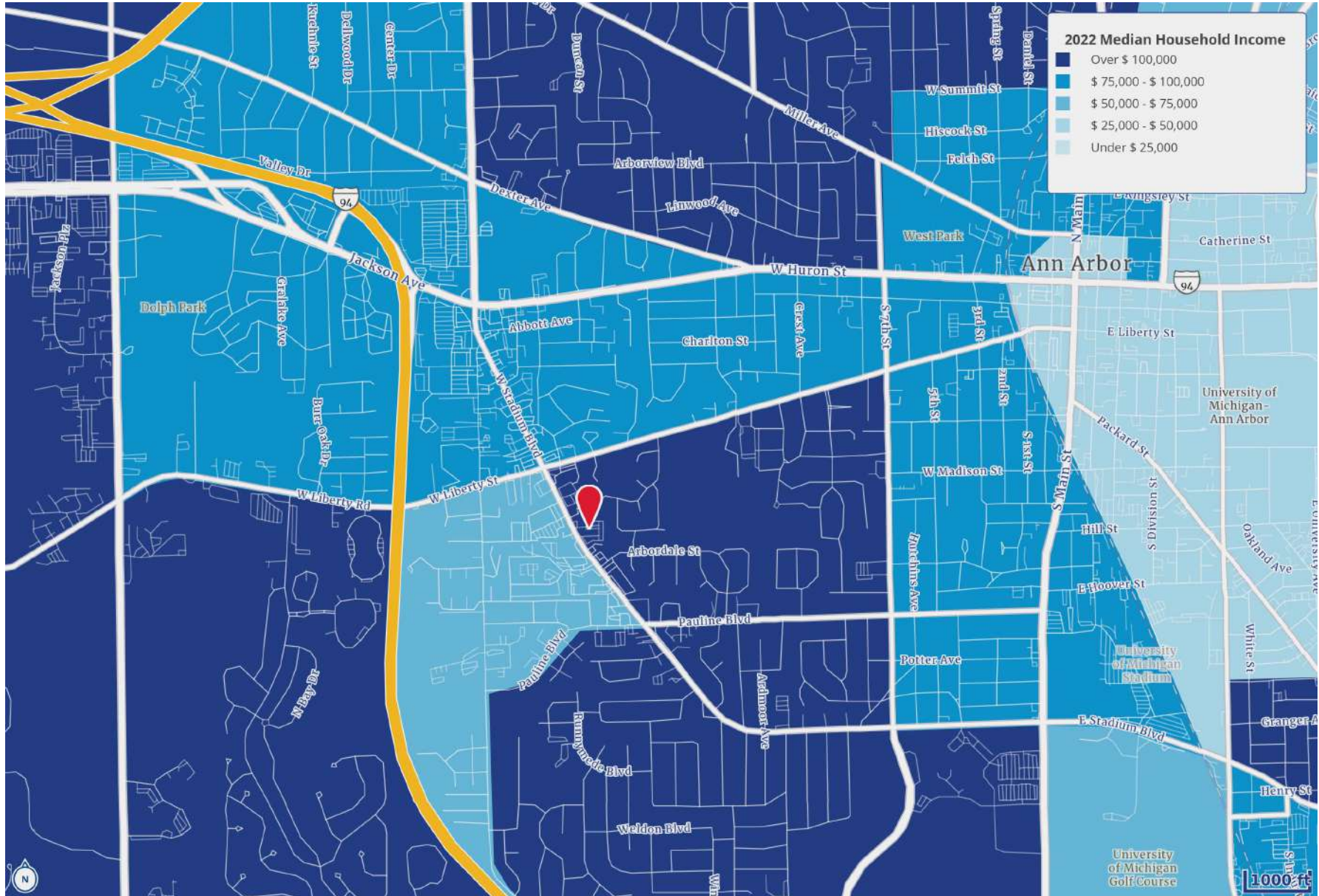


2040-2060 West Stadium Blvd. | Redevelopment Traffic Counts



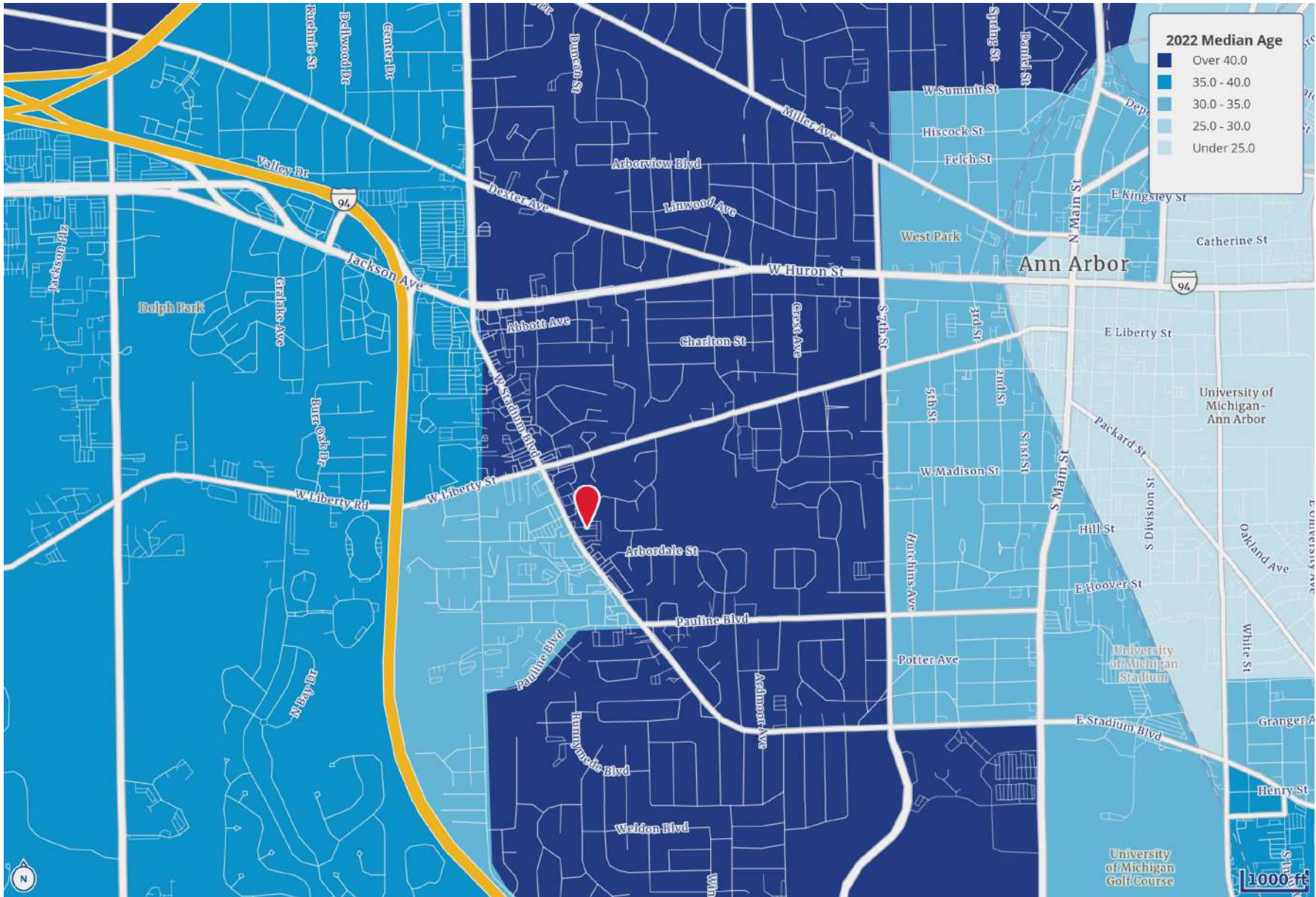
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2022 Median Household Income



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2022 Median Age



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