

**40645 13 MILE Road, Novi, Michigan 48377**

MLS#: **2210068452**  
 P Type: **Land**  
 Status: **Active**

MLS Area: **02223 - Novi**  
 School D: **Walled Lake**

Short Sale: **No**  
 Trans Type: **Sale**

LP: **\$89,999**  
 OLP: **\$89,999**



Location Information

County: **Oakland**  
 City: **Novi**  
 Mailing City: **Novi**  
 Side of Str: **N of 12 MILE / W of M5**  
 Location: **Take 12 Mile west, turn right onto Meadowbrook Rd, turn right onto 13 Mile**  
 Directions:

Waterfront Information

Water Name:  
 Water Facilities:  
 Water Features:  
 WaterFront Feet:

Lot Information

Acreage: **0.56**  
 Price/Acre: **\$160,713**  
 Min Lots/Acre:  
 Lot Dim: **150.00X160.00**  
 Road Front Feet: **150**  
 Zoning: **Residential**

Terms & Land Contract Information

Terms Offered: **Cash, Conventional**  
 Land Dwn Pay:  
 Land Int Rate: **%**  
 Land Payment:  
 Land Terms:

Additional Information

Internet Avail:  
 Mineral Rights:  
 Possession: **At Close**  
 Perk:  
 Sqft Min Lot:  
 Short Sale: **No**  
 Survey: **No**  
 Irrigation:

Features

Water Source: **Water at Street**      Sewer: **Sewer at Street**

Legal/Tax/Financial

Property ID: **2212101044**      Ownership: **Private - Owned**  
 Tax Summer: **\$501**      Tax Winter: **\$9**      Oth/Spec Assmnt: **0**  
 SEV: **10,650.00**      Taxable Value: **10,650.0000**  
 Legal Desc: **T1N, R8E, SEC 12 PART OF E 1/2 OF NW 1/4 BEG AT PT DIST N 89-19-45 W 325.71 FT FROM N 1/4 COR, TH S 01-34-30 W 290.40 FT, TH N 89-19-45 W 150 FT, TH N 01-34-30 E 290.40 FT, TH S 89-19-45 E 150 FT TO BEG EXC THAT PART TAKEN FOR WIDENING OF THIRTEEN MILE RD DESC AS LYING N OF FOL DESC LINE BEG AT PT DIST S 87-31-40 W 300 FT & S 02-28-20 E 130 FT FROM N 1/4 COR, TH S 87-31-40 W 200 FT TO POINT OF ENDING 0.55 A1-10-95 FR 028**

Office Information

List Office: [Keller Williams Home](#)

Remarks

Public Remarks: **LOOK NO FURTHER FOR THE PERFECT PLACE TO BUILD YOUR DREAM HOME. WITH A LITTLE OVER HALF OF AN ACRE NESTLED IN THE BEAUTIFUL CITY OF NOVI, THERES NO BETTER LOCATION! EASY ACCESS TO M5 AND 96. NEARBY TWELVE OAKS MALL AND MANY OTHER SHOPPING CENTERS AND RESTAURANTS. ALL MEASUREMENTS AND TAXES ARE APPROXIMATE. BATVAI.**