

7.1 ACRES MULTI-FAMILY DEVELOPMENT OPPORTUNITY

E. STATE ROAD & US-127



LAND FOR SALE

E. State Rd
East Lansing, MI

AVAILABLE:
7.1 ACRES

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PRIME DEVELOPMENT OPPORTUNITY ON 7.1-ACRES IN EAST LANSING

E State Rd. East Lansing, MI



PRIME DEVELOPMENT OPPORTUNITY ON 7.1-ACRES IN EAST LANSING

Unlock the potential of this 7.1-acre development site, perfectly positioned at the intersection of E. State Road and US-127 in DeWitt Township. With 1,162 feet of frontage along US-127 and 551 feet along East State Road, this cleared, level site is ready for immediate development. Zoned M-4 Multiple Family, the property is ideally suited for multi-family housing, offering excellent visibility and accessibility.

Located just north of the MSU Federal Credit Union headquarters and Eastwood Towne Center, the site provides quick access to US-127 and I-69, as well as nearby retail, dining, and entertainment options including NCG Cinema, Walmart, Meijer, and Kroger. Water and sewer utilities are available at the intersection of East State Road and Coolidge Road, ensuring a smooth development process.

SALE PRICE:

\$299,000

CASH, NEW MORTGAGE,
POTENTIAL BUILD-TO-SUIT

PROPERTY FEATURES



OPPORTUNITY:

Excellent for
Multi-Family
Development



UTILITIES:

Water and Sewer
Located at Intersection



ZONING:

M4 (Dewitt
Township)



ACCESS:

To US-127 and I-69



LOCATION:

North of MSUFCU
HQ and Eastwood
Towne Center



DEVELOPMENT:

7.1-Acre Cleared Site



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PRIME DEVELOPMENT OPPORTUNITY ON 7.1-ACRES IN EAST LANSING
E State Rd. East Lansing, MI



AERIAL VIEW



AREA
INFORMATION

4.3 Miles
to Michigan State University

5 Minutes
to US-127

5.5 Miles
to Downtown Lansing/State Capitol

2.3 Miles
to Eastwood Towne Center

2.2 Miles
to Lake Lansing Road and US-127

Convenient
to shopping, restaurants and
interstates

PRIME DEVELOPMENT OPPORTUNITY ON 7.1-ACRES IN EAST LANSING

E State Rd. East Lansing, MI



TRAFFIC COUNTS

State Rd.	8,165
US-127	50,714
Coolidge Rd.	6,494

CITY OF EAST LANSING TAX DATA

Parcel Number	19-20-50-26-400-026
2025 SEV & Taxable Value	\$158,100
2024 Taxes	\$10,285±



DEMOGRAPHICS

Proximity	1-Mile	3-Miles	5-Miles
Average Household Income	\$84,538	\$83,462	\$77,904
Household Income Distribution \$50-75k	11.7%	15.5%	15.9%
Home Values \$200-249k	5.4%	12.5%	12.9%
Occupation: White Collar	69.8%	62.1%	60.8%