

# 11250, SPARTA, SPARTA, MI, 49345

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*\* CONCEPT ONLY \**



- LEGEND**
- ① SITE ENTRANCE
  - ② TOWNHOME
  - ③ DETACHED SINGLE FAMILY VILLA HOME
  - ④ SINGLE FAMILY LOT (60 FT. WIDE)
  - ⑤ STORMWATER MANAGEMENT BASIN
  - ⑥ COURT/YARD LAMENITY AREA
  - ⑦ PLAYGROUND
  - ⑧ FUTURE ROAD CONNECTION
  - ⑨ COMMERCIAL LOT (2.25 ACRES)
  - ⑩ DOG PARK
- NOTES**
- Site Location: 11250 Sparta Avenue NW  
 2.25 to 1.00 Acre Street NW  
 Sparta, MI 49345
- Site Area: 4.42 ac.
- Proposed Density: 4 MPD (Mixed Use PUD)
- Total Dwelling Units: 159
- Single Family Units: 85
  - Detached Single Family Villas: 55
  - Attached Single Family Homes: 19 (13 buildings)
- Proposed Density: 3.7 DU per acre
- Required Open Space (OS): 8.6 ac.
- Proposed Open Space: 8.6 ac.

11250 SPARTA AVE NW  
 ILLUSTRATIVE SITE PLAN

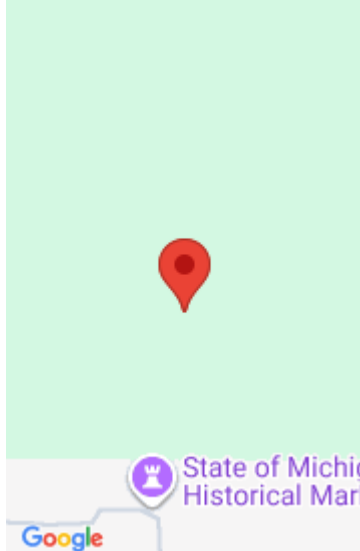
*\* Potential Additional Property Available*

**\$2,100,000**



Opportunity is knocking with this 38-acre parcel, concept drawing for 159 homes, on the north end of the Village of Sparta! With no zoning restrictions and mixed-use potential, this property is ideal for investors and developers looking to maximize possibilities. Public utilities are available, and multiple access points provide flexibility for future development. Located just [...]

- 0 baths
- Industrial Land
- Land
- Active



## Call us now

Phone: (231)730-8781  
 Email: tuckerbennerteam@gmail.com  
 Address: 2747 Lakeshore Drive, Twin Lake, MI 49457

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## Basics

**Category:** Land

**Status:** Active

**Lot size:** 38.67 sq ft

**County:** Kent

**Type:** Industrial Land

**Bathrooms:** 0 baths

**Lot Size Acres:** 38.67 acres

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## Building Details

**Current Use:** Agricultural

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## Amenities & Features

**Utilities:** None

**Lot Features:** Level, Buildable, Cleared

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## Fees & Taxes

**Tax Assessed Value:** \$41,816

**Tax Year:** 2025

**Tax Annual Amount:** \$1

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## School Information

**High School District:** Sparta

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## Miscellaneous

**Road Surface Type:** Paved

**CrossStreet:** O'Connor & Sparta

**Listing Terms:** Cash, Conventional

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