

# 405, CHESTNUT, ALBION, MI, 49224

https://tuckerbenner.com

51-001-809-00

CALHOUN COUNTY LAND BANK  
407 W CHESTNUT ST, ALBION

405 407 409 W  
Chestnut St

Map Publication:  
06/21/2021 11:25 AM

40m 200ft

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**Disclaimer:** This map does not represent a survey or legal document and is provided on an "as is" basis. Calhoun County expresses no warranty for the information displayed on this map document.

**\$4,000**

**LANDBANK** DEVELOP THIS LOT

The right to program, the Calhoun County Land Bank, purchasing parcels with interested buyers to that program and development projects for farmers toward land for housing, commercial, industrial, or mixed use projects.

**1. INITIAL STEPS**

- Contact our office, Melissa Kowalski, at (249) 781-0772 to see and check a property.
- Provide the parcel survey sheets.
- Complete the program application.
- Meet with the CCBA to discuss your project.
- Agree to a Due Diligence Addendum.

**2. DUE DILIGENCE COMPONENTS**

- Identify your needs.
- Get your zoning and subdivision and/or Zoning Board approval.
- Create a Preliminary Development Plan.
- Request a conceptual plan of your plan from the local municipality.
- Determine which parcels will be required.
- Determine price of financing.
- Identify and meet any other project specific steps as required.

**3. COMPLETING DUE DILIGENCE**

- Applicants will have a minimum of 60 days from the initial date of publication to complete due diligence.
- Put together a completed project, a Development Review Committee (DRC) may be required to provide input on or review plans. The review process. The DRC may consist of representatives from the CCBA, the local city or township, the relevant development agency and when appropriate, other stakeholders.

**4. CLOSING THE DEAL**

- After completion of due diligence, the process is ready to close. Applicant is responsible for all closing and title costs. The CCBA will manage the closing process and will be involved in the closing and the closing will take place.

For more information or to view properties and get a program application, visit our website at <http://calhounlandbank.org>, or call our office at (249) 781-0772.

3 lots being sold together. 405, 407 & 409 W Chestnut St. These lots are available through the Calhoun County Land Bank’s Develop This Lot program. This program helps interested buyers in the purchase & development process to transform vacant land for housing, commercial, industrial or mixed use projects. Buyer responsible for checking with local [...]

- 0 baths
- Lot
- Land
- Active



## Basics

**Category:** Land

**Status:** Active

**Lot size:** 1.39 sq ft

**County:** Calhoun

**Type:** Lot

**Bathrooms:** 0 baths

**Lot Size Acres:** 1.39 acres



### Call us now

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



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## Amenities & Features

**Lot Features:** Buildable

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## Fees & Taxes

**Tax Year:** 2022

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## School Information

**High School District:** Marshall

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## Miscellaneous

**CrossStreet:** N Albion

**Listing Terms:** Cash



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