

LAND FOR SALE



Skeel Redevelopment Site

N. Skeel Ave, Oscoda, MI

PROPERTY OVERVIEW:

Former Wurtsmith Air Force Base Officer's Quarters Site. This site is approximately 8+ acres. Cleared with existing utilities in place, prime for a multi-family or office complex. Redevelopment opportunity offering exceptional corridor visibility. Minutes from downtown's commercial district, and sits in the heart of Oscoda's Industrial base for short commutes (or walks) to hundreds of manufacturing positions. Inquire about our recently completed housing study.

ACREAGE:

8.3

ZONING:

WB3-Wurtsmith Business District

PARCEL #:

Multiple Parcel Assemblage. Survey Available

Sale Price: \$76,600



Todd Dickerson

Economic Improvement Director
989.305.8290
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For more information on how you can take flight with Oscoda, go to oscodatownshipmi.gov

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ELECTRICITY/POWER:
Consumer's Energy

WATER/SEWER:
Oscoda Township

COMMUNICATIONS:
Charter

NATURAL GAS:
DTE Energy



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Oscoda By The Numbers



LOCATION:



POPULATION:

Statistics	Oscoda Twp	Iosca County	Michigan
Population - 2019	6,844	25,269	10,097,897
Population - 2024	6,787	25,058	10,233,588
Average Household Income - 2019	\$57,243	\$57,546	\$78,237
Median Age - 2019	54.8	54.7	40.4
Average Home Value - 2019	\$96,288	\$102,402	\$172,136

EMPLOYMENT BY INDUSTRY:

Industry	Percent	Occupation	Percent
Agriculture/Mining	1.7%	White Collar	36.6%
Construction	4.9%	Management/Business/Financial	11.1%
Manufacturing	21.1%	Professional	10.1%
Wholesale Trade	1.3%	Sales	6.6%
Retail Trade	8.8%	Administrative Support	8.8%
Transportation/Utilities	14.3%	Blue Collar	43.4%
Information	0.5%	Farming/Forestry/Fishing	1.4%
Finance/Insurance/Real Estate	4.0%	Construction/Extraction	6.8%
Services	39.2%	Installation/Maintenance/Repair	13.4%
Public Administration	4.3%	Production	13.9%
		Transportation/Material Moving	7.9%
		Services	20.0%

EDUCATIONAL ATTAINMENT:

Graduate/
Professional Degree

7.0%

Bachelor's Degree

13.5%

Associate's Degree

7.8%

Some College,
No Degree

25.4%

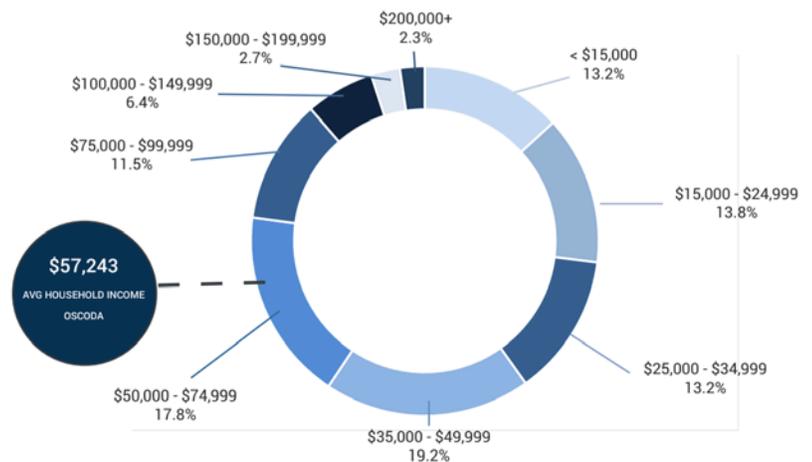
GED/Alternative
Credential

3.3%

High School Diploma

29.7%

AVERAGE HOUSEHOLD INCOME:



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