

11775, 25 1/2 MILE, ALBION, MI, 49224  
https://tuckerbenner.com



\$900,000



Welcome to your 78 acres of paradise! Enjoy the wildlife (deer, turkey, coyote, etc) while you take a walk through the groomed trails. You will find a 2-acre fenced in garden, a pond, wild edibles and several different wild berries. Twenty-seven of these acres are part of the CRP program, four acres are hay. The [...]

- 2 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 2556 sq ft



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

# Basics

<b>Category:</b> Residential	<b>Type:</b> Single Family Residence
<b>Status:</b> Active	<b>Bedrooms:</b> 2 beds
<b>Bathrooms:</b> 2 baths	<b>Area:</b> 2556 sq ft
<b>Lot size:</b> 77.93 sq ft	<b>Year built:</b> 1999
<b>Bathrooms Full:</b> 2	<b>Lot Size Acres:</b> 77.93 acres
<b>Rooms Total:</b> 6	<b>County:</b> Calhoun

# Building Details

<b>Building Area Total:</b> 1406 sq ft	<b>Construction Materials:</b> Stone, Vinyl Siding
<b>Architectural Style:</b> Ranch	<b>Sewer:</b> Septic Tank
<b>Heating:</b> Forced Air, Outdoor Furnace, Passive Solar	<b>Stories:</b> 1
<b>Roof:</b> Metal	<b>Basement:</b> Daylight, Full, Walk-Out Access

# Amenities & Features

<b>Laundry Features:</b> Lower Level	<b>Flooring:</b> Carpet, Ceramic Tile, Wood
<b>Parking Features:</b> Garage Door Opener, Attached	<b>Waterfront Features:</b> Pond
<b>Garage Spaces:</b> 2	<b>WaterSource:</b> Well
<b>Appliances:</b> Dishwasher, Dryer, Microwave, Oven, Range, Refrigerator, Washer, Water Softener Owned	<b>Interior Features:</b> Garage Door Opener, Center Island
<b>Lot Features:</b> Wooded, Rolling Hills	<b>Patio And Porch Features:</b> Deck, Patio
<b>Exterior Features:</b> Balcony	<b>Fireplaces Total:</b> 1
<b>Cooling:</b> Attic Fan, Central Air	

# Fees & Taxes

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**Tax Assessed Value:** \$152,683  
**Tax Annual Amount:** \$4,333

**Tax Year:** 2024

**School Information**

**High School District:** Marshall

**Miscellaneous**

**Road Surface Type:** Paved

**CrossStreet:** B Drive South and Division

**Listing Terms:** Cash, FHA, VA Loan, Rural Development, Conventional

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