# **1695, SIGNAL POINT, NILES, MI, 49120**

https://tuckerbenner.com









Exceptional 5-bed, 3.5-bath all brick home on 2.98 scenic acres with water frontage on the St. Joseph River. This one-story home features an open floor plan, cathedral ceilings, a spacious kitchen with island, and main-level laundry. The great room offers a cozy fireplace and custom built-ins, while the study also includes beautiful built-in shelving. The [...]

- 5 beds
- 4 baths
- Single Family Residence
- Residential
- Active
- 4830 sq ft



## Call us now

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Phone: (231)730-8781

Email: tuckerbennerteam@gmail.com

Address: 2747 Lakeshore Drive, Twin Lake, MI 49457

## Basics

Type: Single Family Residence Category: Residential

**Status:** Active Bedrooms: 5 beds

Bathrooms: 4 baths Area: 4830 sq ft Lot size: 2.98 sq ft Year built: 1996

Bathrooms Full: 3 Lot Size Acres: 2.98 acres

**Rooms Total: 8 County:** Berrien

**Building Details** 

**Bathrooms Half:** 1

Building Area Total: 2830 sq ft **Construction Materials:** Brick

Architectural Style: Ranch, Traditional **Sewer:** Septic Tank

**Heating:** Forced Air Stories: 1

Roof: Shingle Basement: Full, Walk-Out Access

**Amenities & Features** 

Laundry Features: Gas Dryer Hookup, Parking Features: Garage Faces Side, Garage

Main Level, Washer Hookup Door Opener, Attached

Waterfront Features: River Fireplace Features: Family Room

WaterSource: Well **Garage Spaces:** 3

**Appliances:** Cooktop, Dishwasher, Disposal, **Interior Features:** Ceiling Fan(s), Central Microwave, Oven, Refrigerator, Washer, Vacuum, Garage Door Opener, Center Island Water Softener Owned

Lot Features: Wooded Patio And Porch Features: Deck, Patio,

Porch(es)

**Fireplaces Total:** 1 Cooling: Central Air

## Fees & Taxes

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Address: 2747 Lakeshore Drive, Twin Lake, MI 49457

Tax Assessed Value: \$443,100 Association Fee Frequency: Annually

**Tax Year: 2025** 

**Association Fee:** \$250

**Tax Annual Amount:** \$8,257

# **School Information**

**High School District: Niles** 

## **Miscellaneous**

Road Surface Type: Paved CrossStreet: US Highway 12 and Chicago Rd

**Listing Terms:** Cash, Conventional

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