

# 1745, SHAWNEE, BARODA, MI, 49101

<https://tuckerbenner.com>



Fully operational hardware store offering a rare business + real estate opportunity in Baroda, MI. This 6,945 SF commercial building sits on 1.85 acres along the high-traffic M-62 corridor between Baroda and Bridgman. Built in 2006, the property features showroom, warehouse/storage, office space, ample parking, and excellent visibility on a prominent corner location. Continue the [...]

- 2 baths
- Business
- Commercial Sale
- Active



## Basics

### Call us now

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



**Category:** Commercial Sale

**Status:** Active

**Lot size:** 1.85 sq ft

**Bathrooms Full:** 2

**Business Name:** A & J Hardware

**County:** Berrien

**Type:** Business

**Bathrooms:** 2 baths

**Year built:** 2006

**Lot Size Acres:** 1.85 acres

**Business Type:** Retail

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## Building Details

**Building Area Total:** 6945 sq ft

**Construction Materials:** Wood Siding

**Heating:** Forced Air

**Building Features:** Expandable, Security System

**Foundation Details:** Slab

**Number Of Units Total:** 1

**Sewer:** Other

**StoriesTotal:** 6945

**Roof:** Composition

**Number Of Buildings:** 1

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## Amenities & Features

**Parking Total:** 40

**Utilities:** Phone Available, Natural Gas Available, Electricity Available, Phone Connected, Electricity Connected

**Inclusions:** Real Estate, Inventory, Furniture, Equipment

**Cooling:** Central Air

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## Fees & Taxes

**Tax Assessed Value:** \$218,805

**Tax Year:** 2024

**Tax Annual Amount:** \$10,147

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## School Information

**High School District:** Lakeshore

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## Miscellaneous

**Road Surface Type:** Paved

**CrossStreet:** Cleveland Ave & W.  
Shawnee Rd.

**Listing Terms:** Conventional, Other, Tax Def Exchange,  
Cash

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