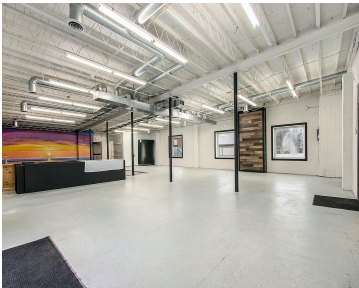
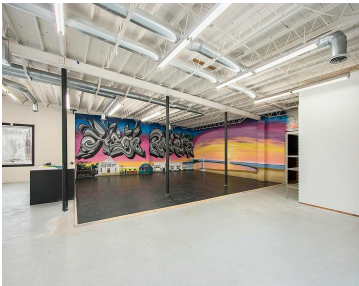


17648, US HIGHWAY 12, NEW BUFFALO, MI, 49117

https://tuckerbenner.com



\$600,000



This prime location is perfect for businesses looking to thrive in a high traffic area. Whether you want to open a retail store, an office, or a mixed-use facility, this building provides the flexibility and infrastructure you need. Its location near major highways offers great visibility and easy access for customers and clients. With ample [...]

- 1 bath
- Business
- Commercial Sale
- Active



## Basics

**Category:** Commercial Sale

**Status:** Active

**Lot size:** 0.58 sq ft

**Bathrooms Full:** 1

**Business Type:** Other, Professional/Office, Professional Service, Distribution, Storage, Retail

**Type:** Business

**Bathrooms:** 1 bath

**Year built:** 1970

**Lot Size Acres:** 0.58 acres

**County:** Berrien

### Call us now



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



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# Building Details

**Building Area Total:** 4364 sq ft  
**Construction Materials:** Metal Siding  
**Heating:** Forced Air  
**Roof:** Rubber

**Number Of Units Total:** 1  
**Sewer:** Public Sewer  
**StoriesTotal:** 1  
**Number Of Buildings:** 1

---

# Amenities & Features

**Parking Total:** 15  
**Utilities:** Natural Gas Available, Electricity Available, Natural Gas Connected, Electricity Connected, Water Available, Sewer Available  
**Cooling:** Wall Unit(s), Central Air

**Inclusions:** Real Estate  
**WaterSource:** Public

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# Fees & Taxes

**Tax Assessed Value:** \$84,309  
**Tax Annual Amount:** \$3,088

**Tax Year:** 2024

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# School Information

**High School District:** New Buffalo

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# Miscellaneous

**Road Surface Type:** Paved  
**Listing Terms:** Conventional, Cash

**CrossStreet:** Sima Dr

**Call us now**