

# 19409, US HWY 12, NEW BUFFALO, MI, 49117

<https://tuckerbenner.com>

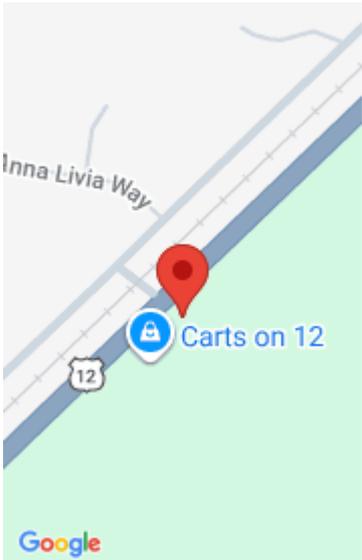


\$495,000



This property presents a prime office or home/office opportunity right at the entrance to Grand Beach Village, a popular Lake Michigan resort community. The large sign structure on the property near the street could be a beacon for clientele. There's also the potential of a future stop-light at this busy intersection. The front-windowed, fully-furnished two-level [...]

- 2 baths
- Business
- Commercial Sale
- Active



## Call us now



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



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## Basics

**Category:** Commercial Sale

**Status:** Active

**Lot size:** 0.15 sq ft

**Bathrooms Full:** 2

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

**Type:** Business

**Bathrooms:** 2 baths

**Year built:** 1950

**Lot Size Acres:** 0.15 acres

**County:** Berrien

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## Building Details

**Building Area Total:** 833 sq ft

**Construction Materials:** Brick

**Heating:** Forced Air

**Foundation Details:** Slab

**Number Of Units Total:** 9

**Sewer:** Septic Tank

**StoriesTotal:** 1646

**Number Of Buildings:** 1

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## Amenities & Features

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

**Interior Features:** Broadband

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## Fees & Taxes

**Tax Assessed Value:** \$28,218

**Tax Annual Amount:** \$880

**Tax Year:** 2025

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## School Information

**High School District:** New Buffalo

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## Miscellaneous

**CrossStreet:** US Hwy 12 & Grand Beach Rd.

**Listing Terms:** Conventional, Cash

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