

2111, OAK, BATTLE CREEK, MI, 49014

https://tuckerbenner.com

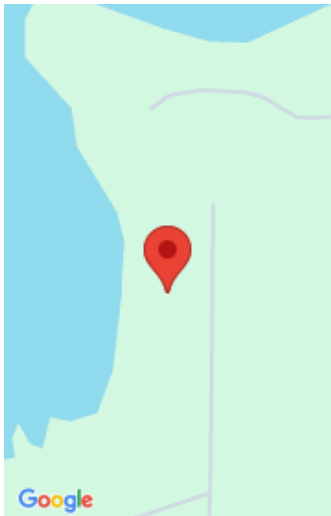


\$475,000

Lakefront ranch walkout in the Athens School District on Graham Lake with 165 feet of frontage. This well-maintained home features vaulted ceilings with skylights, beautiful lake views, and large sliders leading to a spacious deck. The layout offers four bedrooms, two full baths and one half bath, including a large primary suite. The walkout lower [...]



- 3 beds
- 3 baths
- Single Family Residence
- Residential
- Active
- 2574 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> 3 beds
<b>Bathrooms:</b> 3 baths	<b>Area:</b> 2574 sq ft
<b>Lot size:</b> 0.25 sq ft	<b>Year built:</b> 1989
<b>Bathrooms Full:</b> 2	<b>Lot Size Acres:</b> 0.25 acres
<b>Rooms Total:</b> 7	<b>County:</b> Calhoun
<b>Bathrooms Half:</b> 1	

# Building Details

<b>Building Area Total:</b> 1574 sq ft	<b>Construction Materials:</b> Brick, Wood Siding
<b>Architectural Style:</b> Ranch	<b>Sewer:</b> Septic Tank
<b>Heating:</b> Forced Air	<b>Stories:</b> 1
<b>Roof:</b> Composition	<b>Basement:</b> Daylight, Full, Walk-Out Access

# Amenities & Features

<b>Laundry Features:</b> In Hall, Main Level	<b>Electric:</b> Generator
<b>Utilities:</b> Phone Connected, Cable Connected	<b>Parking Features:</b> Attached
<b>Waterfront Features:</b> Lake	<b>Fireplace Features:</b> Gas/Wood Stove, Living Room, Recreation Room
<b>Garage Spaces:</b> 2	<b>WaterSource:</b> Well
<b>Appliances:</b> Dishwasher, Disposal, Microwave, Range, Refrigerator, Water Softener Owned	<b>Interior Features:</b> Ceiling Fan(s), Garage Door Opener, Pantry
<b>Window Features:</b> Skylight(s), Window Treatments	<b>Patio And Porch Features:</b> Deck
<b>Fireplaces Total:</b> 2	<b>Cooling:</b> Central Air

# Fees & Taxes

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**Tax Assessed Value:** \$158,671  
**Tax Annual Amount:** \$4,631.57

**Tax Year:** 2024

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## School Information

**High School District:** Athens

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## Miscellaneous

**CrossStreet:** E Dr and End   **Listing Terms:** Cash, VA Loan, Rural Development, Conventional

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