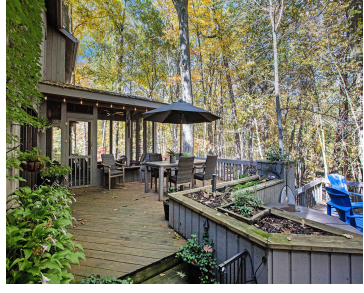
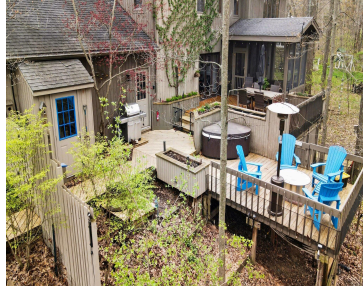


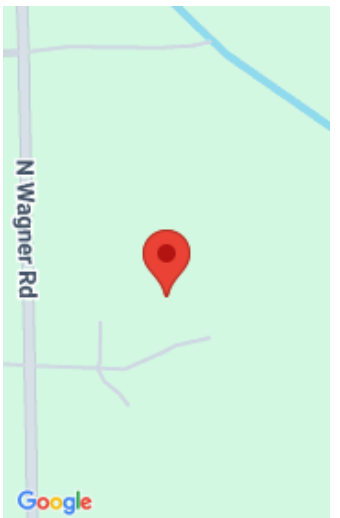
# 3444, WAGNER WOODS, ANN ARBOR, MI, 48103

<https://tuckerbenner.com>



Custom designed & built contemporary on 1 ac nestled on a quiet wooded cul-de-sac bordering the newly created Botsford Preserve & wildlife refuge. Managed by Washtenaw County Parks & Rec it was envisioned as part of the "Green Belt" and one can hike for miles directly out your back door...a paradise for all ages who [...]

- 4 beds
- 4 baths
- Single Family Residence
- Residential
- Active
- 3437 sq ft



## 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:** Residential

**Status:** Active

**Bathrooms:** 4 baths

**Lot size:** 1.1 sq ft

**Bathrooms Full:** 3

**Rooms Total:** 12

**Bathrooms Half:** 1

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Area:** 3437 sq ft

**Year built:** 1988

**Lot Size Acres:** 1.1 acres

**County:** Washtenaw

---

## Building Details

**Building Area Total:** 2457 sq ft

**Architectural Style:** Colonial, Contemporary

**Heating:** ENERGY STAR Qualified Equipment, Forced Air

**Roof:** Asphalt, Shingle

**Construction Materials:** Wood Siding

**Sewer:** Septic Tank

**Stories:** 2

**Basement:** Daylight, Full, Walk-Out Access

---

## Amenities & Features

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**Laundry Features:** Gas Dryer Hookup, Laundry Room, Lower Level, Main Level, Washer Hookup

**Flooring:** Ceramic Tile, Wood

**Fencing:** Fenced Back

**Fireplace Features:** Living Room, Wood Burning

**WaterSource:** Well

**Interior Features:** Ceiling Fan(s), Garage Door Opener, Guest Quarters, Center Island, Eat-in Kitchen, Pantry

**Window Features:** Low-Emissivity Windows, Skylight(s), Screens, Insulated Windows, Window Treatments

**Exterior Features:** Balcony, Scrn Porch

**Cooling:** Central Air, SEER 13 or Greater

**Electric:** Generator

**Utilities:** Phone Connected, Natural Gas Connected, Cable Connected, High-Speed Internet

**Parking Features:** Garage Faces Side, Garage Door Opener, Attached

**Garage Spaces:** 2.5

**Appliances:** Cooktop, Dishwasher, Disposal, Dryer, Microwave, Oven, Range, Refrigerator, Washer, Water Softener Owned

**Lot Features:** Recreational, Wooded, Rolling Hills, Ravine, Cul-De-Sac, Adj to Public Land

**Patio And Porch Features:** 3 Season Room, Covered, Deck, Patio, Screened, Terrace

**Fireplaces Total:** 1

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## Fees & Taxes

**Tax Assessed Value:** \$252,440

**Tax Year:** 2026

**Tax Annual Amount:** \$9,386

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## School Information

**High School District:** Ann Arbor

**HighSchool:** Skyline High School

**Middle Or Junior School:** Forsythe Middle School

**Elementary School:** Wines Elementary School

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## Miscellaneous

### Call us now



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**Road Surface Type:** Paved

**CrossStreet:** N Wagner Rd & Wagner Woods Ct

**Listing Terms:** Cash, Conventional

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