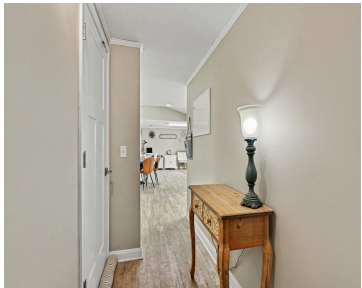


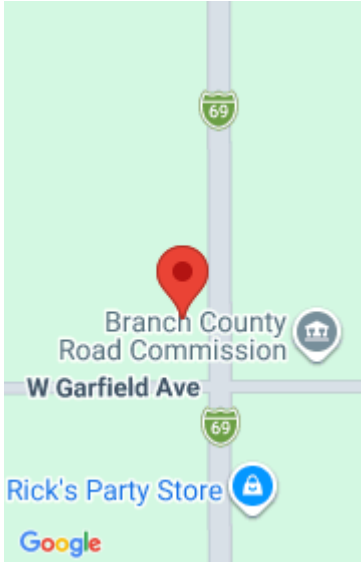
# 440, CLAY, COLDWATER, MI, 49036

<https://tuckerbenner.com>



**BUSINESS OPPORTUNITY OR OFFICE SPACE!** This beautifully renovated 1,200 sq ft commercial building offers a turnkey opportunity for your next business venture. Thoughtfully updated with a modern design, the space is both stylish and functional. Previously operated as a salon and currently used as office space, this property provides excellent versatility to suit a wide [...]

- 1 bath
- 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



---

## Basics

**Category:** Commercial Sale

**Status:** Active

**Lot size:** 0.45 sq ft

**Bathrooms Full:** 1

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

**Type:** Business

**Bathrooms:** 1 bath

**Year built:** 1984

**Lot Size Acres:** 0.45 acres

**County:** Branch

---

## Building Details

**Building Area Total:** 1200 sq ft

**Number Of Units Total:** 1

**Construction Materials:** Metal Siding

**Heating:** Forced Air

**Stories Total:** 1200

**Building Features:** Bath Common Area, Security System

**Roof:** Composition

**Foundation Details:** Slab

**Number Of Buildings:** 1

---

## Amenities & Features

**Parking Total:** 12

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

**Cooling:** Central Air

**Inclusions:** Real Estate

**Interior Features:**  
Broadband

---

## Fees & Taxes

**Tax Assessed Value:** \$69,283

**Tax Year:** 2025

**Tax Annual Amount:** \$4,042.81

### Call us now



Phone: (231)730-8781

Email: tuckerbennerteam@gmail.com

Address: 2747 Lakeshore Drive, Twin Lake, MI 49457



---

## School Information

**High School District:** Coldwater

---

## Miscellaneous

**Road Surface Type:** Paved

**CrossStreet:** S Clay & E Garfield Ave

**Listing Terms:** Conventional, Other, Cash

### Call us now



Phone: (231)730-8781

Email: [tuckerbennerteam@gmail.com](mailto:tuckerbennerteam@gmail.com)

Address: 2747 Lakeshore Drive, Twin Lake, MI 49457

