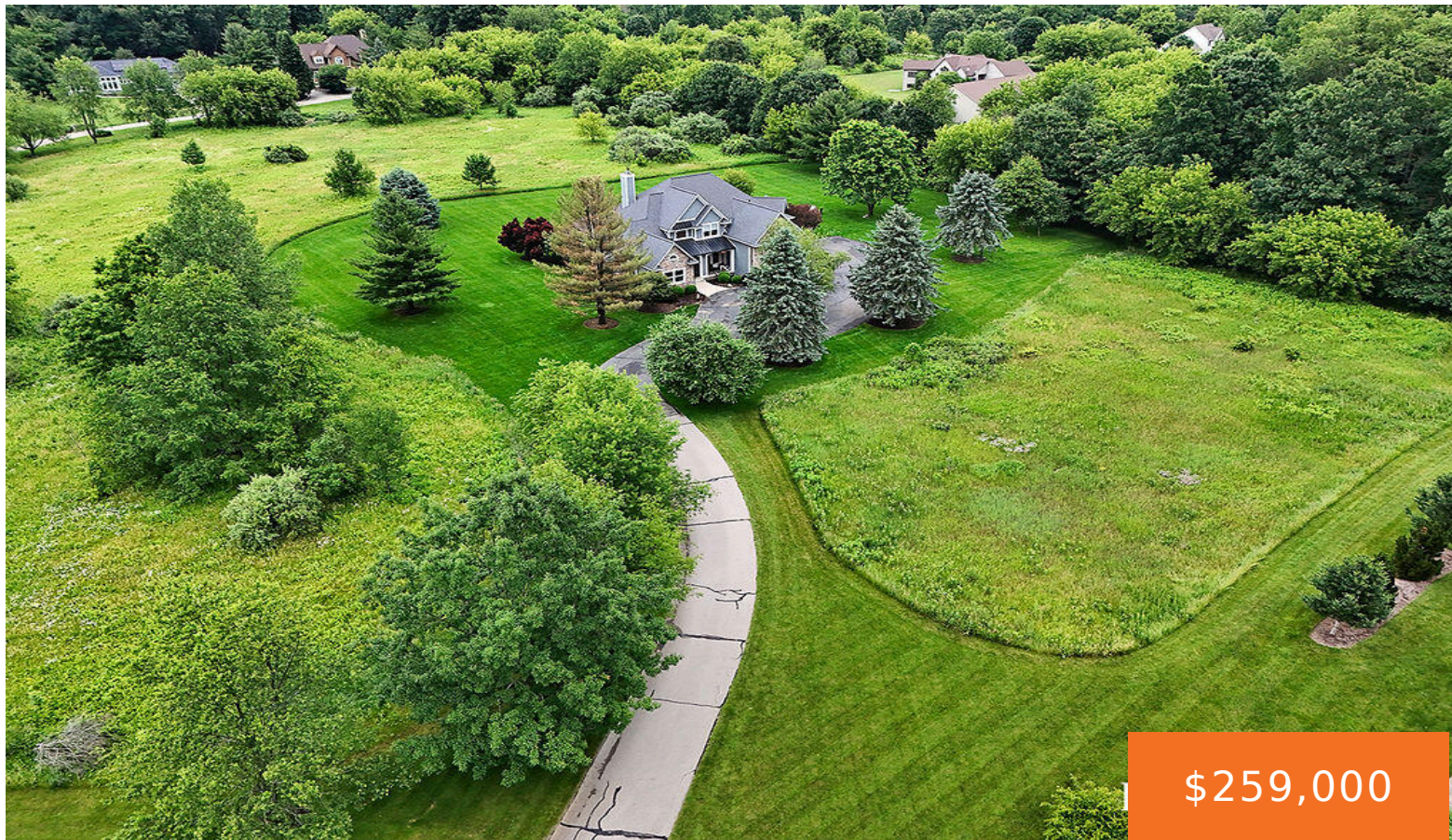


5335, CANYON RIVER, ADA, MI, 49301

https://tuckerbenner.com



Don't miss this rare opportunity to build your dream home on the last available lot in the highly desirable Canyon River community. Spanning nearly an acre, this exceptional homesite offers the perfect blend of convenience, privacy, and natural beauty. Ideally located just 10 minutes from Knapp's Corner, you'll enjoy easy access to shopping, dining, and [...]

- 0 baths
- Acreage
- Land
- Active



Basics

Category: Land	Type: Acreage
Status: Active	Bathrooms: 0 baths
Lot size: 0.98 sq ft	Subdivision Name: Canyon River
Lot Size Acres: 0.98 acres	County: Kent

Call us now

Building Details

Current Use: Residential

Amenities & Features

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

Association Amenities: Other

Lot Features: Buildable, Wooded

Fees & Taxes

Tax Assessed Value: \$110,500 **Association Fee Frequency:** Annually

Association Fee: \$1,300 **Tax Year:** 2026

Tax Annual Amount: \$2,687.54 **Association Fee Includes:** Snow Removal, Trash, Other

School Information

High School District: Rockford

Miscellaneous

Road Surface Type: Paved

CrossStreet: Pettis Ave NE

Listing Terms: Cash, Conventional

Call us now



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

