

# 6274, POLLYS, BERRIEN SPRINGS, MI, 49103

<https://tuckerbenner.com>



**\$369,900**



New construction home in Kantorberry Trails South, located in Berrien Springs. RESNET energy smart construction will save owner over \$1000 yearly plus home has 10-year structural warranty! Welcome home to over 2000 sq. ft. of finished living space. The main floor features a dining nook and kitchen that opens to a large great room, all [...]

- 4 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 2072 sq ft



## Basics



### Call us now

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



**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Lot size:** 1.09 sq ft

**Subdivision Name:** Kantorberry Trails South

**Lot Size Acres:** 1.09 acres

**County:** Berrien

**Type:** Single Family Residence

**Bedrooms:** 4 beds

**Area:** 2072 sq ft

**Year built:** 2024

**Bathrooms Full:** 2

**Rooms Total:** 5

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## Building Details

**Building Area Total:** 1120 sq ft

**Architectural Style:** Bi-Level

**Heating:** Forced Air

**Basement:** Full

**Construction Materials:** Vinyl Siding

**Sewer:** Septic Tank

**Stories:** 2

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## Amenities & Features

**Laundry Features:** Lower Level

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

**WaterSource:** Well

**Interior Features:** Garage Door Opener, Kitchen Island, Eat-in Kitchen

**Exterior Features:** Porch(es), Deck(s)

**Utilities:** Natural Gas Connected

**Garage Spaces:** 2

**Appliances:** Washer, Refrigerator, Range, Microwave, Dryer, Dishwasher

**Window Features:** Low-Emissivity Windows, Screens

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

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## Fees & Taxes

**Tax Assessed Value:** \$19,858

**Tax Annual Amount:** \$804.99

**Tax Year:** 2024



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## School Information

**High School District:** Berrien Springs

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## Miscellaneous

**Road Surface Type:** Paved

**CrossStreet:** Long Lake Road

**Listing Terms:** Cash, FHA, VA Loan, MSHDA, Conventional



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