

6296, MOUNTAIN, COLOMA, MI, 49038

https://tuckerbenner.com

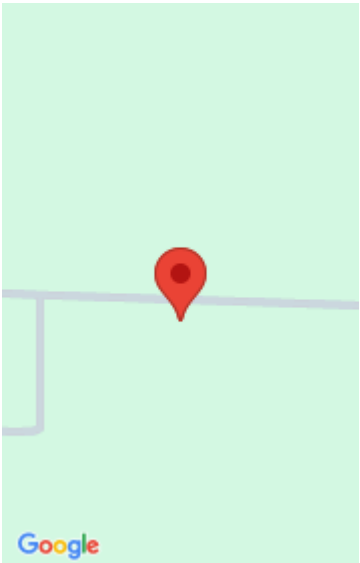


\$499,000



Great 11 acre parcel with close proximity to I-94. Three buildings includes two pole barns and an older ranch home. First building is 50×64 and includes 50×28 of COLD STORAGE. Second pole building is 60×120. Second building includes loading dock, concrete floor, rigid insulation, mezzanine, sliding door, OH door, small office area and two bathrooms.

- 2 baths
- Industrial
- Commercial Sale
- Active



Call us now

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



# Basics

**Category:** Commercial Sale

**Status:** Active

**Lot size:** 11.39 sq ft

**Bathrooms Full:** 2

**Business Type:** Other, Professional Service, Distribution, Storage, Retail, Manufacturing

**Type:** Industrial

**Bathrooms:** 2 baths

**Year built:** 1960

**Lot Size Acres:** 11.39 acres

**County:** Berrien

# Building Details

**Building Area Total:** 11900 sq ft

**Construction Materials:** Aluminum Siding, Metal Siding

**StoriesTotal:** 1

**Roof:** Composition

**Number Of Buildings:** 3

**Number Of Units Total:** 3

**Heating:** None

**Building Features:** Outdoor Storage

**Foundation Details:** Slab

# Amenities & Features

**Inclusions:** Real Estate

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

**WaterSource:** Well

**Interior Features:** Broadband

# Fees & Taxes

**Tax Assessed Value:** \$141,705

**Tax Annual Amount:** \$6,526

**Tax Year:** 2025

# School Information

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**High School District:** Coloma

**Miscellaneous**

**CrossStreet:** Friday

**Listing Terms:** Conventional, Cash

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