

6574, GRAN VIA, ROCKFORD, MI, 49341

https://tuckerbenner.com



6574 Gran Via Dr. Rockford, MI – A Stunning Lakefront Retreat. Discover unparalleled lakeside living in this magnificent 5-bedroom, 3.5-bath traditional two-story home nestled on a sprawling .668 acre lot, with 71 feet of private frontage on all-sports Lake Bella Vista. Boasting over 4,000 square feet of exquisitely finished living space, this residence is a [...]

- 5 beds
- 4 baths
- Single Family Residence
- Residential
- Active
- 4006 sq ft



Call us now



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



# Basics

|                              |                                      |
|------------------------------|--------------------------------------|
| <b>Category:</b> Residential | <b>Type:</b> Single Family Residence |
| <b>Status:</b> Active        | <b>Bedrooms:</b> 5 beds              |
| <b>Bathrooms:</b> 4 baths    | <b>Area:</b> 4006 sq ft              |
| <b>Lot size:</b> 0.67 sq ft  | <b>Year built:</b> 1991              |
| <b>Bathrooms Full:</b> 3     | <b>Lot Size Acres:</b> 0.67 acres    |
| <b>Rooms Total:</b> 9        | <b>County:</b> Kent                  |
| <b>Bathrooms Half:</b> 1     |                                      |

# Building Details

|   |   |
|---|---|
| <b>Building Area Total:</b> 2606 sq ft  | <b>Construction Materials:</b> Vinyl Siding |
| <b>Architectural Style:</b> Traditional | <b>Sewer:</b> Public                        |
| <b>Heating:</b> Forced Air              | <b>Stories:</b> 2                           |
| <b>Basement:</b> Walk-Out Access        |   |

# Amenities & Features

|  |  |
|--|--|
| <b>Laundry Features:</b> Gas Dryer Hookup, Laundry Room, Main Level, Sink, Washer Hookup       | <b>Flooring:</b> Carpet, Ceramic Tile, Engineered Hardwood, Vinyl, Wood                                  |
| <b>Utilities:</b> Phone Connected, Natural Gas Connected, Cable Connected, High-Speed Internet | <b>Association Amenities:</b> Tennis Court(s), Boat Launch   |
| <b>Parking Features:</b> Garage Faces Front, Garage Door Opener, Attached                      | <b>Waterfront Features:</b> Lake   |
| <b>Fireplace Features:</b> Family Room, Living Room  | <b>Garage Spaces:</b> 3  |
| <b>WaterSource:</b> Public   | <b>Appliances:</b> Humidifier, Dishwasher, Disposal, Double Oven, Dryer, Microwave, Refrigerator, Washer |
| <b>Interior Features:</b> Ceiling Fan(s), Garage Door Opener, Hot Tub Spa, Wet Bar             | <b>Lot Features:</b> Corner Lot, Level, Recreational   |
| <b>Spa Features:</b> Whirlpool Tub   | <b>Patio And Porch Features:</b> Deck, Patio   |
| <b>Fireplaces Total:</b> 2   | <b>Cooling:</b> Central Air  |

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# Fees & Taxes

**Tax Assessed Value:** \$269,860    **Association Fee Frequency:** Quarterly  
**Association Fee:** \$115.50    **Tax Year:** 2024  
**Tax Annual Amount:** \$8,223

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# School Information

**High School District:** Rockford

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# Miscellaneous

**Road Surface Type:** Paved    **CrossStreet:** Gran Via Dr and Myers Lake Ave  
**Listing Terms:** Cash, VA Loan, Conventional

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