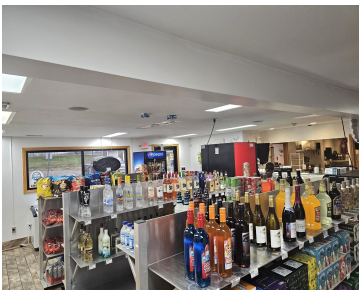
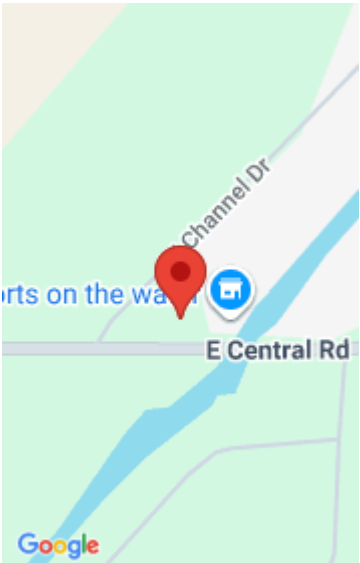


685, CHANNEL, COLDWATER, MI, 49036
https://tuckerbenner.com



Your All-In-One Waterfront Destination! This unique property offers prime channel frontage with fuel services, a fully stocked party store (liquor, snacks, ice cream!), delicious food options which includes freshly baked pizza and toasted subs, and a private residence on-site! Perfect for boaters and locals seeking convenience and fun. Ideal turn key business and home combo! [...]

- 1 bath
- Business
- Commercial Sale
- Active



Basics

Category: Commercial Sale

Status: Active

Lot size: 1.22 sq ft

Bathrooms Full: 1

Business Type: Other, Retail

Type: Business

Bathrooms: 1 bath

Year built: 1960

Lot Size Acres: 1.22 acres

County: Branch

Building Details

Building Area Total: 1620 sq ft

Sewer: Septic Tank

StoriesTotal: 1

Number Of Buildings: 3

Number Of Units Total: 1

Heating: Forced Air

Roof: Metal

Amenities & Features

Inclusions: Real Estate, Licenses, Furniture, Equipment

Waterfront Features: Channel

Cooling: Central Air

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

WaterSource: Well

Fees & Taxes

Tax Assessed Value: \$56,277

Tax Annual Amount: \$2,671.85

Tax Year: 2025

School Information

Call us now

High School District: Coldwater

Miscellaneous

Road Surface Type: Paved

CrossStreet: Central Road

Listing Terms: Conventional, Cash

Call us now