

# 7574, 9TH, CANADIAN LAKES, MI, 49346

<https://tuckerbenner.com>

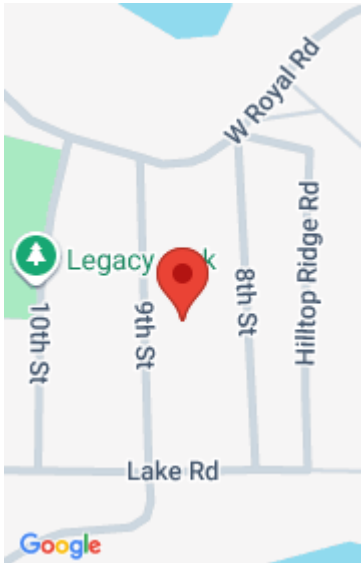


\$2,500



Nestled in the heart of the highly sought-after Canadian Lakes Resort, this property offers unbeatable access to the community's top amenities. Property is level and ready for new construction or development for a small cottage space. Enjoy walking distance to Lookout Point Beach, Legacy Park, the Pickleball Facility, and the Dog Park—perfect for both recreation [...]

- 0 baths
- Lot
- Land
- Active



## Call us now

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



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## Basics

**Category:** Land

**Status:** Active

**Lot size:** 0.17 sq ft

**County:** Mecosta

**Type:** Lot

**Bathrooms:** 0 baths

**Lot Size Acres:** 0.17 acres

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## Amenities & Features

**Utilities:** Natural Gas Available, Electricity Available, Cable Available, Phone Available, None

**Association Amenities:** Airport Landing Strip, Baseball Diamond, Beach Area, Campground, Fitness Center, Golf Membership, Indoor Pool, Library, Meeting Room, Pets Allowed, Restaurant/Bar, Security, Spa/Hot Tub, Storage, Tennis Court(s), Boat Launch, Clubhouse, Pool, Sauna, Trail(s)

**Waterfront Features:** Channel, Lake, Pond, River, Stream/Creek

**Lot Features:** Level, Recreational, Wooded

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## Fees & Taxes

**Tax Assessed Value:** \$1,200

**Tax Year:** 2024

**Association Fee:** \$872

**Tax Annual Amount:** \$54

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## School Information

**High School District:** Chippewa Hills

**HighSchool:** Chippewa Hills High School

**Middle Or Junior School:** Chippewa Middle School

**Elementary School:** Mecosta Elementary School

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## Miscellaneous

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**Road Surface Type:** Unimproved

**CrossStreet:** Old Pierce / West Royal

**Listing Terms:** Cash, Conventional

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