

7641, CROTON HARDY, NEWAYGO, MI, 49337

https://tuckerbenner.com



\$389,900



Don't miss this incredible opportunity to own a well-known and popular ice cream shop in the heart of Newaygo County, complete with a beautifully renovated upper-level apartment and non-deeded water access across the street on Croton Pond! Currently operating as The Jetty ice cream shop, the main level offers a turnkey opportunity for an ice [...]

- 1 bath
- Business
- Commercial Sale
- Active



Basics

**Category:** Commercial Sale  
**Status:** Active  
**Lot size:** 0.2 sq ft  
**Bathrooms Full:** 1  
**Business Type:** Other, Restaurant

**Type:** Business  
**Bathrooms:** 1 bath  
**Year built:** 1998  
**Lot Size Acres:** 0.2 acres  
**County:** Newaygo

Call us now

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



## Building Details

|                                                    |                                  |
|----------------------------------------------------|----------------------------------|
| <b>Building Area Total:</b> 1639 sq ft             | <b>Number Of Units Total:</b> 2  |
| <b>Construction Materials:</b> Block, Vinyl Siding | <b>Sewer:</b> Septic Tank        |
| <b>Heating:</b> Forced Air                         | <b>StoriesTotal:</b> 1639        |
| <b>Roof:</b> Composition                           | <b>Foundation Details:</b> Block |
| <b>Number Of Buildings:</b> 1                      |                                  |

## Amenities & Features

|                                                    |                                                                                                                                                                                  |
|----------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Inclusions:</b> Inventory, Furniture, Equipment | <b>Utilities:</b> Phone Available, Natural Gas Available, Electricity Available, Cable Available, Phone Connected, Natural Gas Connected, Electricity Connected, Cable Connected |
| <b>Waterfront Features:</b> Lake, River            | <b>WaterSource:</b> Well                                                                                                                                                         |
| <b>Interior Features:</b> Broadband                | <b>Cooling:</b> Central Air                                                                                                                                                      |

## Fees & Taxes

|                                     |                       |
|-------------------------------------|-----------------------|
| <b>Tax Assessed Value:</b> \$90,700 | <b>Tax Year:</b> 2026 |
| <b>Tax Annual Amount:</b> \$4,483   |                       |

## School Information

|                                      |
|--------------------------------------|
| <b>High School District:</b> Newaygo |
|--------------------------------------|

## Miscellaneous

|                                          |                                                    |
|------------------------------------------|----------------------------------------------------|
| <b>Road Surface Type:</b> Paved          | <b>CrossStreet:</b> S Croton Hardy Dr E to Propert |
| <b>Listing Terms:</b> Conventional, Cash |                                                    |

Call us now