

7914, W. ROYAL, CANADIAN LAKES, MI, 49346

https://tuckerbenner.com



MILLION DOLLAR VIEW with a GOLD COAST SHORELINE! Located on the Main Canadian Lake-this charming waterfront home would be ideal for vacation, year-round living, seasonal retirement- or even an income producing rental. The property features 2 bedrooms, 1 bath, a fabulous beach area, and an open floor plan for family entertaining. Warm up by the [...]

- 2 beds
- 1 bath
- Single Family Residence
- Residential
- Active
- 1262 sq ft



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



# Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 1 bath

**Lot size:** 0.21 sq ft

**Bathrooms Full:** 1

**Rooms Total:** 7

**Type:** Single Family Residence

**Bedrooms:** 2 beds

**Area:** 1262 sq ft

**Year built:** 1964

**Lot Size Acres:** 0.21 acres

**County:** Mecosta

# Building Details

**Building Area Total:** 1262 sq ft

**Architectural Style:** Chalet

**Heating:** Forced Air

**Roof:** Composition

**Construction Materials:** Brick, Vinyl Siding

**Sewer:** Septic Tank

**Stories:** 2

**Basement:** Crawl Space

# Amenities & Features

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**Laundry Features:** Lower Level, Main Level

**Association Amenities:** Airport Landing Strip, Baseball Diamond, Beach Area, Cable TV, Campground, Clubhouse, Fitness Center, Indoor Pool, Library, Pets Allowed, Playground, Pool, Restaurant/Bar, Security, Skiing, Storage, Tennis Court(s), Trail(s), Boat Launch, Other

**Waterfront Features:** Lake, River

**Garage Spaces:** 2

**Appliances:** Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

**Lot Features:** Level, Recreational, Golf Community

**Patio And Porch Features:** Deck, Porch(es)

**Fireplaces Total:** 1

**Utilities:** Phone Available, Natural Gas Available, Electricity Available, Cable Available, Natural Gas Connected, Cable Connected, High-Speed Internet

**Parking Features:** Garage Door Opener, Attached

**Fireplace Features:** Family Room, Wood Burning

**WaterSource:** Well

**Interior Features:** Ceiling Fan(s), Broadband, Garage Door Opener, Eat-in Kitchen

**Window Features:** Window Treatments

**Exterior Features:** Other

## Fees & Taxes

**Tax Assessed Value:** \$162,500

**Association Fee:** \$871

**Tax Annual Amount:** \$4,065

**Association Fee Frequency:** Annually

**Tax Year:** 2025

**Association Fee Includes:** Snow Removal

## School Information

**High School District:** Chippewa Hills

## Miscellaneous

**Road Surface Type:** Paved

**Listing Terms:** Cash, FHA, VA Loan, Conventional

**CrossStreet:** Hilltop Ridge

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