

# 8385, ALBERTA, STANWOOD, MI, 49346

https://tuckerbenner.com



\$399,900



Trade traffic for golf carts. Trade stress for sunsets. Welcome to the Canadian Lakes lifestyle. Perfectly positioned just a short walk from the Main All-Sports Lake, this beautifully maintained home offers more than a place to live—it offers a reason to slow down, reconnect, and enjoy every season to its fullest. Whether you're searching for [...]

- 3 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 1424 sq ft



## Basics

### Call us now



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



**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Lot size:** 0.29 sq ft

**Subdivision Name:** Canadian Lakes Sub lot #4

**Lot Size Acres:** 0.29 acres

**County:** Mecosta

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Area:** 1424 sq ft

**Year built:** 1997

**Bathrooms Full:** 2

**Rooms Total:** 6

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## Building Details

**Building Area Total:** 1424 sq ft

**Architectural Style:** Ranch

**Heating:** Forced Air

**Roof:** Shingle

**Construction Materials:** Vinyl Siding

**Sewer:** Septic Tank

**Stories:** 2

**Basement:** Full, Walk-Out Access

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## Amenities & Features

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**Laundry Features:** Laundry Room, Lower Level, Sink

**Flooring:** Carpet, Vinyl

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

**Waterfront Features:** Lake

**Garage Spaces:** 2

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

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

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

**Cooling:** Central Air

**Electric:** Generator

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

**Parking Features:** Garage Faces Front, Attached

**Fireplace Features:** Living Room

**WaterSource:** Well

**Interior Features:** Ceiling Fan(s), Broadband, Garage Door Opener, Pantry

**Window Features:** Insulated Windows, Window Treatments

**Fireplaces Total:** 1

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## Fees & Taxes

**Tax Assessed Value:** \$160,943

**Association Fee:** \$898

**Tax Annual Amount:** \$6,886.57

**Association Fee Frequency:** Annually

**Tax Year:** 2023

**Association Fee Includes:** None

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## School Information

**High School District:** Chippewa Hills

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## Miscellaneous

**CrossStreet:** East Royal & Alberta

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

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