

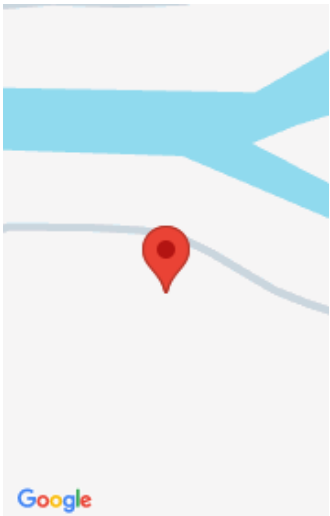
8885, EDGEWATER, CANADIAN LAKES, MI, 49346

https://tuckerbenner.com



This spacious 3-bedroom, 2-bath ranch offers over 2,000 square feet of comfortable living in the highly sought-after Royal South neighborhood of Canadian Lakes. Ideally located just across the street from Lake Laura, this home provides easy access to several parks, the clubhouse, fitness center, and the award-winning Royal Golf Course—all within walking distance. Inside, the [...]

- 3 beds
- 2 baths
- Single Family Residence
- Residential
- Active
- 2012 sq ft



Call us now



Phone: (231)730-8781

Email: tuckerbennerteam@gmail.com

Address: 2747 Lakeshore Drive, Twin Lake, MI 49457



# Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 2 baths

**Lot size:** 0.77 sq ft

**Bathrooms Full:** 2

**Rooms Total:** 8

**Type:** Single Family Residence

**Bedrooms:** 3 beds

**Area:** 2012 sq ft

**Year built:** 2006

**Lot Size Acres:** 0.77 acres

**County:** Mecosta

# Building Details

**Building Area Total:** 2012 sq ft

**Architectural Style:** Chalet

**Stories:** 2

**Basement:** Crawl Space

**Construction Materials:** Vinyl Siding

**Heating:** Forced Air

**Roof:** Composition

# Amenities & Features

**Laundry Features:** Laundry Room

**Utilities:** Phone Connected, Cable Connected, High-Speed Internet

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

**Fireplace Features:** Living Room

**WaterSource:** Private Water

**Interior Features:** Eat-in Kitchen

**Window Features:** Insulated Windows

**Fireplaces Total:** 1

**Flooring:** Carpet, Laminate

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

**Waterfront Features:** Lake, River

**Garage Spaces:** 2

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

**Lot Features:** Level

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

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## Fees & Taxes

**Tax Assessed Value:** \$80,755  
**Association Fee:** \$870  
**Tax Annual Amount:** \$2,093

**Association Fee Frequency:** Annually  
**Tax Year:** 2025

## School Information

**High School District:** Chippewa Hills

## Miscellaneous

**Road Surface Type:** Paved

**Listing Terms:** Cash, FHA, VA Loan, Rural Development, MSHDA, Conventional

**CrossStreet:** Clubhouse Eaast

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