

# 9861, SUNSET DR, CANADIAN LAKES, MI, 49346

<https://tuckerbenner.com>



Wonderful investment opportunity in Canadian Lakes! Build your future dream home on this level lot adjacent to the Royal Golf course!

- 0 baths
- Lot
- Land
- Active



## Basics

**Category:** Land

**Status:** Active

**Lot size:** 0.48 sq ft

**County:** Mecosta

**Type:** Lot

**Bathrooms:** 0 baths

**Lot Size Acres:** 0.48 acres



### 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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## Building Details

**Current Use:** Residential

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## Amenities & Features

**Utilities:** None Connected, Phone Available, Natural Gas Available, Electric Available, Cable Available, Broadband Available

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

**Waterfront Features:** All Sports, Assoc Access, No Wake

**Lot Features:** Level, Buildable, Golf Community, Golf Course Frontage, Wooded

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## Fees & Taxes

**Tax Assessed Value:** \$3,972

**Association Fee:** \$837.52

**Tax Annual Amount:** \$175

**Association Fee Frequency:** Other

**Tax Year:** 2023

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## School Information

**High School District:** Chippewa Hills

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## Miscellaneous

**Road Surface Type:** Paved

**Listing Terms:** Cash, Conventional

**CrossStreet:** Main Street



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