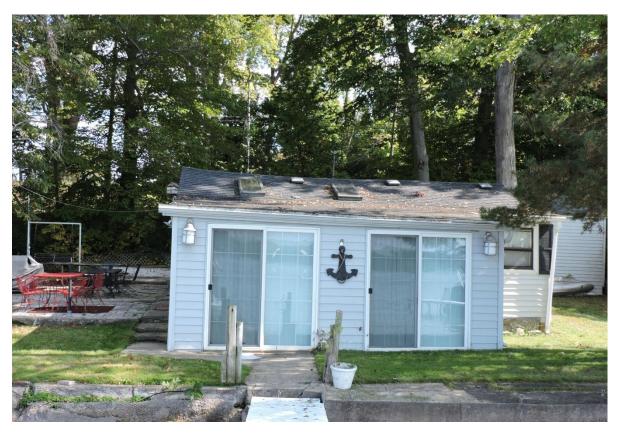


Jerdon Real Estate, Inc.

32502 M-62 West, Dowagiac, Michigan 49047

Phone (269) 782-4000

VISIT OUR WEBSITE WWW.JERDON.NET



PRICE: \$59,900.

Built

Bath

Bath

1st Bedroom

Liv/Dining

Fireplace

(3) Sheds

Kitchen

Porch

 2^{nd} Bedroom : $7 \times 9'$

: Unknown

9 x 10'

: Stool

: 14 x 17' : 8 x 8½

: Full Shower

: Enclosed 16 x 17'

: 8x16, 8 x 10, 8 x 10

: Propane gas

LOCATION: INDIAN LAKEFRONT (LEASED LAND)

Address: 55096 Indian Lake Road, Dowagiac MI 49047

Approx Sq Ft : 910(O.D.)

Lot Size : Yard area measured at approx 115' on Lk & road by

35/101' deep.

Taxes : 2016 \$541 (Non-Homestead) w/2017 SEV might be

\$783+/- estimate only not guaranteed*

Tax ID# : 14-130-505-058-00 (Silver Creek Twp)

Lake Size:500 AcresBeach:Very sandySchool District:DowagiacStreet:Public pavedRoof:ShinglesSiding:Vinyl

Possession : At closing **Water Heater :** 40 gal electric

Sewer :

REMARKS: Must pay cash; you are purchasing the cottage as personal property; **LEASE**: Current annual lease is \$4,900 w/\$100 increase per year running to 2020. Included: 3 sheds, range, ref., washer, dryer, micro wave oven, 4 futons, queen bed, double bed all w/springs & mattresses, china cabinet, 5 end tables, 6 lamps, sofa, 2 outdoor tables & 10 chairs, all window treatments.