



## Jerdon Real Estate, Inc.

32502 M-62 West, Dowagiac, Michigan 49047

Phone (269) 782-4000

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**PRICE: Was \$89,900 NOW \$54,900.**

### LOCATION:

### PARADISE LAKEFRONT LOT

**Address** : Arwine Road, Cassopolis, MI 49031

**Lot Size** : 62' on lake, approximately 62' in back by 173' deep

**Taxes** : '09 Taxes \$1,934\*\* (Non-Homestead); w/'10 SEV might be \$1,961+/- \*Estimate only not guaranteed

**Tax ID #** : 14-010-002-024-50 (Penn Twp.)

**Lake Size** : 185 Acres

**School District:** Cassopolis

**Beach** : Some sand.

**Street** : Gravel public

**Possession** : At close

**REMARKS:** \*\*Another \$23.91 appeared on tax bill for sewer assessment w/remaining purchase of \$257. Additional tap-in fee of charged upon construction. Directions: E from Cassopolis on M-60, R (S) on Calvin Center, L (E) on Brownsville, L (N) on Arwine to property. \*Jerdon cannot guarantee tax estimate but provides to assist the buyer.

(Data is not guaranteed & is subject to error, omission, withdrawal, & change. Improvements AS-IS. Jerdon is Seller's Agent & does not represent buyer)