



Jerdon Real Estate, Inc.

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PRICE: Was \$229,900 NOW \$199,900.

LOCATION:

INDIAN LAKEFRONT

Address : 33160 Hunt Drive, Dowagiac MI 49047
Approx Sq Ft : 1,265(O.D.)(355 SF finished in Lower walkout)
Lot Size : 38' on lake & road by 120' deep. Backlot: 40' by 50' deep.
Taxes : 2015 \$3,501 (Non-Homestead) w/2016 SEV might be \$3,906+/- estimate only not guaranteed*
Tax ID# : 14-130-013-072-00 (Silver Creek Twp)
Lake Size : 500 Acres
School District: Dowagiac
Roof : Shingles
Elec Service : 100 amp
Construction : Frame
Heat : HVAC propane gas
Possession : At closing**
Water Heater : 40 gal electric
Sewer : Municipal

Beach: Very sandy
Street: Paved private
Siding: Cedar
Walls: Panel
Bsmnt: 40% walkout
Water: 5" well/sub pump

Built : Unknown
1st Bedroom : 10 x 13'
2nd Bedroom : 9 x 17' (Lower level)
Bath : Full Tub/shower
Kitchen : 11 x 12'
Living Room : 18 x 19½'
Dining area : 12 x 15'
Porch : 10 x 13½'
Decks : 7½ x 27, 11½x46, 8x12
Shed : 11x38, 7½ x 30
Shed : 10 x 12'

REMARKS: INCLUDED: range, ref., washer, dryer, window treatments. ****POSESSION SUBJECT TO 30 DAYS NOTICE TO TENANT. MUST HAVE ADVANCED SHOWING FOR TENANT.** *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)