



Jerdon Real Estate, Inc.

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PRICE: \$365,000.

LOCATION:

KEELER LAKEFRONT

Address : 60293 Walnut Drive, Decatur MI 49045
Approx Sq Ft : 1,757 (O.D.)(477 SF on 2nd Level)
Lot Size : 50' on lake, 120' on road by 165/199' deep. 3 Back-Lots totaling 150' on road by 173' deep.
Taxes : 2013 \$4,555 (Non-Homestead) w/2014 SEV might Be \$5,397 +/- estimate only not guaranteed
Tax ID# : 801214001910 & 801214000535 (Keeler Twp)
Lake Size : 73 Acres (all-sport)
School District: Dowagiac
Roof : Shingles 2007
Elec Service : 100 amp +
Construction : Frame
Heat : HVAC propane gas
Possession : 14 Days after closing
Water Heater : 50 gallon electric
Sewer : Septic type

Beach: Sandy
Street: Public paved
Siding: Wood
Walls: Dry wall
Bsmnt: Full walkout
Water: Well/jet pump

Built : 1987
1st Bedroom : 11 x 11
2nd Bedroom : 10 x 11 ½
3rd Bedroom : 12 ½ x 16 ½' (2nd Level)
Bath : Full Tub/shower
Bath : Full Shower (2nd Level)
Bath : Full Shower (Lower level)
Living Room : 10 x 26
Kit/Dining : 12 x 21 ½
Family Room : 12 x 15'
Fireplace : Marble, wood burning
Deck : 10 x 53'
Storage Rm : 10 ½ x 12 ½'
Wet bar:

REMARKS: Range, ref., washer, dryer, micro wave, 3 couches, 3 lamp tables, queen & 2 double beds all w/springs & Mattresses, chest of drawers, dining room table & 4 chairs, fireplace screen grate & accessories, TV set & stand, pier w/supports, paddle boat, outdoor umbrella, all window treatments. NOT included wet bar doors. *Jerdon cannot guarantee tax estimate but provides to assist the buyer.