



Jerdon Real Estate, Inc.

32502 M-62 West, Dowagiac, Michigan 49047

Phone (269) 782-4000

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PRICE: Was \$245,900 NOW \$239,900 MOTIVATED SELLER MAKE OFFER!

LOCATION:

MAGICIAN LAKEFRONT LOTS

Address: 60637 Maple Island Road, Dowagiac MI 49047

Lot Size: (3) Lots: (2) lakefront lots totaling approx.. 52' on lake, 56' on road by 37/41' deep. Building Lot located across small road: 50' on road by 100' deep. All lots have fine lake view.

Taxes: 2015 \$2,185 (Non-homestead) w/2015 SEV might be \$2,591+/- estimate only not Guaranteed*

Sewer: Municipal sewer available and assessment paid in full.

Tax ID #: #14-130-166-007-00, #14-130-166-008-01, #14-130-280-050-00 (Silver Creek Twp)

Lake Size: 528 Acres

School District: Dowagiac

Street: Public paved

Water: 4" submersible pump & well on property

REMARKS: Nice level lots ideal for building. Municipal sewer available and assessment paid. Silver Creek Township building codes apply. **Jerdon cannot guarantee tax estimate but provides to assist the buyer.