



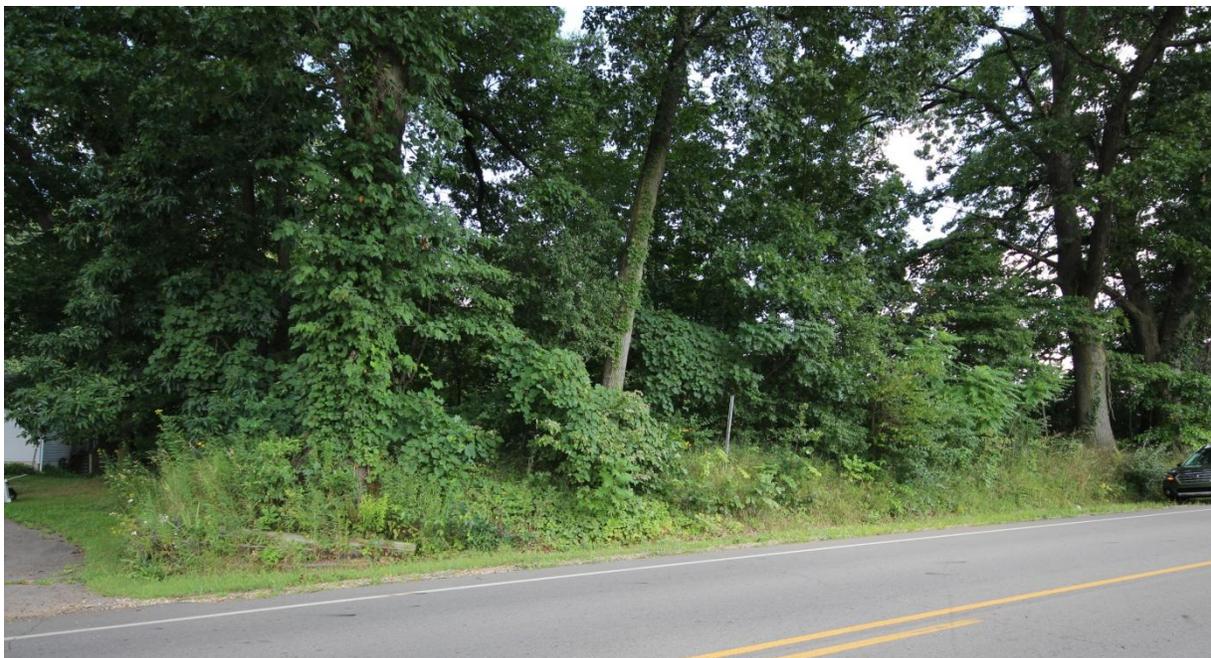
Jerdon Real Estate, Inc.

32502 M-62 West, Dowagiac, Michigan 49047

Phone (269) 782-4000

VISIT OUR WEBSITE WWW.JERDON.NET

MyStateMLS  MLS#10636605



Along Marcellus Hwy

PRICE: \$66,500.

LOCATION: 19 ACRES, MARCELLUS HWY & GAGE STREET

Address: Marcellus Hwy and Gage Street, Dowagiac MI 49047

Lot Size: **19.0+/- Acres:** 355' along Gage Street (and this is the typical width of property until very South End along Marcellus Hwy), 83' along Marcellus Hwy, by 2,630' deep.

Taxes: Taxed with other acreage not included. 2020 tax bill will be for this property only. Contact Twp for what taxes might be.

Tax ID #: Part of #14-150-023-012-01 (Wayne Twp)

School District: Dowagiac

Street: Paved & Gravel public roads **Possession:** At closing

REMARKS: Excellent home site; hardwoods, conifers, very scenic, many choices for building sites. *Jerdon cannot guarantee tax estimate but provides to assist the buyer. Wayne Township building codes in effect.

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



Along Gage Street.