

For Sale

Professional Report

Select MLS# 1838145



Status **Active** # Bedrooms **2** Ask Price **\$139,900**
 Ranch, Cottage, 1 Story TOTAL Baths **1.00** Orig Price **\$139,900**
 Number of Acres **0.91** Wtrfrnt **No**
 School Dis **Suttons Bay Public** Lot Dimensions **200x200** AbvGrdFin **960**
 Schools **Suttons Bay Public** LL Fin SQF **0**
 Owner Name **JMSMITH** Unit # Tot Fin SF **960**
 UnfinishSF **0**
 Approx Year Built **1960** Seller Concessions Sold Price
 Year Remodeled **1980** If Yes, \$ Amt Close Date
 Township **Bingham** Metes and Bounds Annual Assn Dues
 Tax ID **001-015-002-00 & 005-00** **Branded Virtual Tour 2** Assessment



11095 Fort Road

Suttons Bay

49682 Unbranded Virtual Tour

Body of Water
 Water P/S
 Front Ft
Near Pub.Access w/in 500'

FOUNDATION **Slab**
 INTERIOR FEATURES **Foyer Entrance, Den/Study, Workshop**
 APPLIANCES/EQUIPMENT **Refrigerator, Oven/Range, Washer, Dryer, Blinds, Ceiling Fan, Electric Water Heater**
 Cash **Yes**
 Conventional **Yes**
 Branded Virtual Tour 2 **No**
 Lease Option **No**
 MINERAL RIGHTS **No**
 Bedroom 1 Level **Main Floor**
 Garage Capacity **0**

CONSTRUCTION **Block, Frame**
 ROOF **Asphalt**
 EXTERIOR FEATURES **Deck, Sidewalk, Garden Area**
 EXTERIOR FINISH **Wood**
 STYLE **Ranch, Cottage, 1 Story**
 PRIMARY GARAGE **None**
 ADDITIONAL BUILDINGS **Garden/Storage Shed, Workshop**
 Financing
 Town **T 29N**
 Range **R 11W**
 Cable TV **Yes**
 HEATING/COOLING TYPES **Baseboard**
 HEATING/COOLING SOURCES **Electric**
 WATER **Private Well**
 SEWER **Private Septic**
 DRIVEWAY **Gravel, Private**
 ROAD **Public Maintained, Blacktop**
 ZONING/USE/RESTRICTIONS **Residential, Outbuildings Allowed**
 POSSESSION **Negotiable**
 Laundry Level

Room	Dimensions	Level	Flooring	Room	Dimensions	Level	Flooring
Living	13' x 10'5"	Main Floor	Carpet	BR1	11'7" x 9'3"	Main	Carpet
Dining	11'5" x 8'	Main Floor	Carpet	BR2	11'5" x 9'	Main	Carpet
Kitchen	9' x 5'	Main Floor	Laminate	BR3	x		
Family	x			BR4	x		
Laundry	x			Other	9' x 8'	Main Floor	Carpet

Agent Only Remarks

Public Remarks

10-Miles to TC & 5 Mi to Suttons Bay! CHARMING, CLEAN & LOW MAINTENANCE year-round 1960's home w/ updates including siding, windows, roof, carpet & much more --though still a lot of vintage/retro left in the house for the up-north feel (paneling can be painted!) Gorgeous almost 1-acre yard w/ big firepit & deck area, along w/ potential man-cave, workshop, storage or extra bunkroom with some TLC (small/flat roof needs work). Main floor living -definitely could be year-round home or snowbird spring/summer/fall get-away! Kitchen --NOT for the gourmet cook, but could easily knock down a wall into side hallway & expand it out! 2nd bdrm uses armoire for it's

Directions
 M-22 between TC & Suttons Bay -- Fort Rd

List Date **9/7/2017**
 DOM **60**
 BA **2.5**
 SA **2.5**
 TC **0**
 Pending Date
 Cumulative DOM **60**

List Agent 1 - Agent Name/Phone **Carol A Franklin - 231-633-3672**
 List Agent 1 - E-mail **cfranklinc@gmail.com**
 List Office 1 - Office Name/Phone **BAYSHORE GROUP REALTY - 231-577-4275**
 List Agent 2 - Agent Name/Phone

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