

**Jerdon Real Estate, Inc.**

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VISIT OUR WEBSITE WWW.JERDON.NETMYSTATEMLS  MLS #10927927**PRICE: \$294,900.****LOCATION:****Near Little Fish Lake, Cassopolis MI**

Address : 17203 Lake Street, Cassopolis MI 49031
Approx Sq Ft : 1,720 (O.D.)
Lot Size : 6+/- Acres: Approx. 488 x 565'.
Taxes : 2019 \$813 (Homestead) w/2020 SEV might be \$1,714 +/- estimate only not guaranteed*
Tax ID# : 14-100-002-002-01/14-100-002-003-00
School District: Marcellus
Roof : 2013
Elec Service : 200 amp
Construction : Frame
Heat : Elec Baseboard
Possession : 30 days after close
Water Heater : 50 gal elec
Sewer : Septic type

Street: Public gravel
Siding: Vinyl
Walls: Dry Wall
Bsmnt: Partial Mich type
Water: 5" well/sub pump

Approx. Built : Unknown
1st Bedroom : 14½ x 15'
2nd Bedroom : 14 x 17 (2nd Level)
3rd Bedroom : 10 x 13½ (2nd Level)
Bath : Master Full tub/shower
Bath : Full tub/shower
Living Room : 14 x 16½
Kit/Dining : 13½ x 15½
Family Rm : 14 x 15½
Mud Room : 7½ x 7½
Deck : 10½ x 36'
Fireplace : Wood stove
(2) Sheds : 12 x 16, 10x12'

REMARKS: New windows installed in 2009. INCLUDED: range, ref., wood heat stove. Located across the road from Little Fish Lake and has very nice view of lake. Public boat launch just a minute away. DIRECTIONS: Take Dutch Settlement Rd West of Lawrence Road, North on Lake St on right or East side of road. *Jerdon cannot guarantee tax estimate but provides to assist the buyer.