

CLIENT HANDOUT



MLS #	1047060	County	Gogebic
Class	VACANT LAND	City/Township/Village	Wakefield T
Type	40 Acres and Over	State	MI
Area	Wakefield T	Zip	49968
Asking Price	\$69,000	Status	Active
Address	TBD Niemela Rd		
City	Wakefield		
Waterfront	None		
Water View	Stream/Creek		
Trailside	No		
At Ski Area	No		
Body of Water	Creek		
Ski Resort Name			
Trailside Description			

This Listing Information Provided Courtesy of:



ANNA BOLICH - Cell: (906) 364-3549
SNOW COUNTRY REAL ESTATE



General Information

School District **Wakefield / Marenisco**
Exclusions (Y/N) **No**
Acres **40.00**
Lot Dimensions **1320 x 1320**
Legal **Sec. 04 T47N R45W Map No. 303 Sw 1 /4 of SW 1/4 40 A.**
Zoning **per Township**
Tax ID **2705-10-402-300**
CFA (Y/N) **No**

Features

WATER	Not to Property	TELEPHONE	Available
SEWER	Not to Property, None	ELECTRIC	Available
TERRAIN	Bluff, Combination, High, Hilly	NATURAL GAS	Available
ROAD	Black Top	CABLE	Not to Property
SHORELINE	Not Applicable	ROAD ACCESS	Public
WOODED	Yes	OUTBUILDINGS	None

Remarks

Simply breathtaking! 40 acre property at end of quiet blacktop road just outside city limits. Imagine your dream home, situated high atop a scenic overlook, surrounded by mature maple, oak and aspen. Enjoy spectacular views from multiple locations on this exceptional acreage, complete with a flowing creek. Realize complete privacy as well as convenience, with Sunday Lake Park and recreation area just a mile away. Truly a "Once in a lifetime" opportunity.

Directions

Follow Hwy. M28 through Wakefield to Hwy. 519, north to Niemela Rd., left to property at end of dead end of road.

This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

Virtual Tour:

