

CLIENT HANDOUT



MLS #	1040744	County	Gogebic
Class	VACANT LAND	City/Township/Village	Wakefield T
Type	40 Acres and Over	State	MI
Area	Wakefield T	Zip	49968
Asking Price	\$96,000		
Address	Parcel 16 Near Great Lakes		
Waterfront	Stream/Creek		
Water View	None		
Trailside	No		
At Ski Area	No		
Body of Water	Creek		
Ski Resort Name			
Trailside Description			

This Listing Information Provided Courtesy of:



ARLENE SCHNELLER - CELL: (906) 364-0992
SNOW COUNTRY REAL ESTATE

General Information

School District **Wakefield / Marenisco**
Exclusions (Y/N) **No**
Acres **80.00**
Lot Dimensions **1320x2640**
Legal **Sec 34 T47N R44W Map No 102-103**
W 1/2 of NE 1/4. 80 acres.
Zoning
Tax ID **2705-03-400-200**
CFA (Y/N) **Yes**
Addendum **Summer Taxes: \$96.96 (CFR =**
summer taxes only and no SEV or TAXV)

Features

WATER	None	TELEPHONE	No
SEWER	None	ELECTRIC	None
TERRAIN	Combination	NATURAL GAS	No
ROAD	None	CABLE	No
SHORELINE	Mixed	ROAD ACCESS	No
WOODED	Yes	OUTBUILDINGS	None

Remarks

Hunting Haven! This 80 acre parcel is located just 0.75 miles from majestic Wolf Mountain with access via Forest Road 9300. Build the cabin of your dreams here. Lots of high land and just 5 miles east of the City of Wakefield. Seller will split into two 40 acre parcels for separate price each. Property is in CFR.

Directions

Access via Wolf Mountain Road and Forest Road 9300.

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:

