


Address: 10780 KENNY Lane , Atlanta , MI ; 49709

	MLS#:	201827144	List Price:	\$ 60,000
	Type:	Vacant Waterfront	Status:	Active
	Prop Type:	Land	Waterfront:	Yes
	Frontage:	River	Amt of Frontage:	150.14
	Lot Size:	150.14X333.46X109.38X305.	County:	Montmorency
Lake/River Other				

Lake/River Name:	Thunder Bay River	Tax ID	003-500-000-006-00	Lot Dim:	150.14X333.46X109.38X305.
School District:	Atlanta	Township/City/Village:	Briley	Subdivision or T/R:	T30N R2E
Building Site:	BOCA Allowed	Realtor.com Type:	Land		

Public Remarks: Waterfront lot in Atlanta MI ready for building. All cleared, surveyed and stumped. 150' of frontage on the Thunder Bay River across from Briley Park. The river is dammed here so it is wide. Great fishing all year round. Walking distance to downtown businesses and schools. Accessible to the ORV trails. This is Unit 6 of the Thunder Bay Lake Condominium (A site Condominium) There are only 2 other homes on the road.

Directions: From the 4 way stop in downtown Atlanta travel south to Airport Rd. Turn right and go west to Kenny Lane.

Road:	Dirt; Private	Topography:	Sloping
Water:	No Well	Gas/Oil Well Etc:	No
Sewer:	No Septic	Sign:	Sign: Yes
Electric:	Adjacent	Schools:	Elementary School: Atlanta; High School: Atlanta
		Mineral Rights:	Unknown
		Documents/Disclosure:	Survey
		Taxes and Possession:	Possession: IMMEDIATE; Association Dues: No
		Terms:	Cash; Cash to New Mortgage

BA:	3.5	SA:	3.5	TC:	3.5
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