

CLIENT VIEW - DYNAMIC



MLS # 50137707
Address 2440 Three Rivers Road
Area (Municipality) Secord Twp (26013)
Mail City Gladwin
County Gladwin
State MI
Zip 48624
Class VACANT LAND
Type Vacant Land
Sale/Rent For Sale
Status Active
Asking Price \$89,900



PUBLIC REMARKS

Public Remarks Nearly 3.5 acres in Secord Township with a 30x40 pole barn with 10' doors on each end, concrete floors and 400 amp electrical service. Also has a 8x12 office area with paneling inside. Includes a small shed out back too. Good location for someone on the lake looking for storage or someone to build a home there. Call for your showing today!

PROPERTY & LOCATION

Style Vacant Land
Encroachment Y/N No
Waterfront Y/N No
Lot Size 256x591
Directions M61 East of M30 to Three Rivers Road, left to property just before Secord Dam Rd on the right.
Municipality Secord Twp
School District Gladwin Community Schools
Survey On File Y/N No
Site Condo Y/N No
Frontage 256
Acreage 3.48
Side of Street E
Municipality Type Township
Property ID 130-024-202-002-13

LEGAL DESCRIPTION

Legal Description SEC 24 19 1E BEG AT A PT 1390FT N OF SW COR OF NW 1/4 OF SEC TH N 256FT TH E 593.13FT TH S 256FT TH W 593.13FT TO POB AKA PARCEL 3

TAX & FINANCIAL

Subj to Short Sale Apprvl No
Owners Name Shirkey
Assessments Y/N No
Summer Tax Year 2022
Winter Tax Year 2022
Total Tax Year 2022
SEV Year 2023
Taxable Value \$8,685.00
Ownership Private
Association Y/N No
Principal Res Exempt Y/N No
Summer Tax Amount 253.42
Winter Tax Amount 130.57
Total Tax Amount 383.99
SEV 16600.00

FEATURES

LOCATION Rural
FINANCIAL TERMS Cash
SUB STRUCTURE TYPES Pole Barn
UTILITIES Electricity Connected
LOT DESCRIPTION Deep Lot - 150+ Ft.
Large Lot - 65+ Ft.
ROADS Conventional
SEWER SEPTIC None
WATER None
ZONING Residential
VIEW Rural View

LISTING INFORMATION

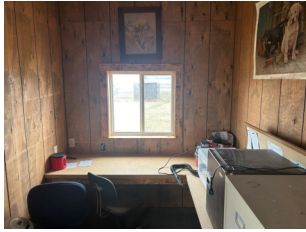
Full Address(es) 2440 Three Rivers RD, Gladwin, MI 48624
Input Date 4/4/2024 12:56 PM
Originating MLS Clare Gladwin Board of REALTORS
Price Date 4/4/2024
Listing Exception Y/N No
HotSheet Date 4/4/2024
Cumulative DOM 0
Signed Disclosure Y/N Yes
Contract Exclusive Right to Sell
Additional Documents YN No
Picture Count 11
FIPS 26051
Original MLS# 50137707
Original Price \$89,900
Listing Date 4/4/2024
Update Date 4/4/2024
Status Date 4/4/2024
Cumulative DOMLS 0
Guest Listings Y/N No
Lease Y/N No
Associated Document Count 1

MARKETING-VIRT TOURS/IDX/VOW

VOW Include Yes
VOW Comment No
IDX Consumer Comment No
IDX Include Y

VOW Address Yes
VOW AVM Yes
IDX Automated Valuation Yes

ADDITIONAL PICTURES



DISCLAIMER

This information is deemed reliable, but not guaranteed. All room dimensions are in appx. feet.