

CLIENT VIEW - DYNAMIC



MLS # 50134804
Address 671 Lakeshore Drive
Area (Municipality) Hay Twp (26011)
Mail City Gladwin
County Gladwin
State MI
Zip 48624
Class RESIDENTIAL
Type Single Family
Sale/Rent For Sale
Status Active
Asking Price \$486,519



PUBLIC REMARKS

Public Remarks Wow! Check out this spectacular waterfront home on Smallwood Lake. This home won't disappoint! With approx 4100+ sq ft of finished living space, this lovely ranch-style home sits on 2.5 waterfront lots with over 175 ft of waterfrontage, with a sandy swimming area when the water levels come back. Sit out on the full length covered porch and enjoy the beautiful panoramic views. Watch deer, turkey, Bald Eagles, waterfowl and a variety of birds and other wildlife right out your windows. This home features oak hardwood floors throughout most of the main level, large open kitchen with granite counter tops & ceramic tile back-splash, updated kitchen appliances, main floor laundry, large master bedroom suite with it's own private bathroom, vaulted ceilings, 2 natural-gas fireplaces w/remotes, 4 seasons sunroom, fully finished walkout basement with knotty pine walls, large great room, over-sized gameroom, second full lower level kitchen, dual staircases to the basement (one by the garage entry & one in the center of the house), concrete patio with 220 AMP hookup for a hot tub, attached 24x24 garage, detached heated 24x30 garage, and so much more!!! Make your appointment today! FLY THRU DRONE VIDEO: <http://tinyurl.com/671lakeshore>

BUILDING. PROPERTY & LOCATION

Year Built	2004	New Construction Y/N	No
Above Grade SqFt	2177	Total SqFt Finished	4,137
Bedrooms	4	Bathrooms Full	3
Bathrooms Half	0	Bathrooms Total	3
Fireplace Y/N	Yes	Basement Y/N	Yes
Below Grade SqFt	1993	Below Grade SqFt Finished	1960
Structure Style	1 Story	Garage # of Car	4.50
Garage Dimensions	24x24 & 24x30	Encroachment Y/N	No
Site Condo Y/N	No	Manufactured Y/N	No
Waterfront Y/N	Yes	Body of Water	Smallwood Lake
Frontage	175	Frontage Type	Water
Lot Size	175.03x177.6x161.96x144.8	Acreage	0.63
Cross Street 1	Lakeshore Dr	Cross Street 2	Lakeview Dr
Directions	From Gladwin: M-61 E to Lakeshore Drive L to house on L side of the road.	Side of Street	W
Subdivision	Rivers Sub	Municipality	Hay Twp
Municipality Type	Township	School District	Gladwin Community Schools
Property ID	110-271-000-003-00 & 004-00		

FEATURES

APPLIANCES Dishwasher Dryer Microwave Other-See Remarks Range/Oven Refrigerator Washer Water Softener - Owned	FIREPLACE FEATURES Basement Fireplace Gas Fireplace LivRoom Fireplace	ELECTRIC Circuit Breakers Generator NOT Included	PARKING 3 or More Spaces Garage
BASEMENT TYPE Egress/Daylight Windows Finished Full Walk Out Interior Access Wood	FOUNDATION TYPE Basement	FIRST FLOOR BEDROOM Yes	ROADS City/County Paved Street Year Round
COOLING SYSTEM Ceiling Fan(s)	GARAGE TYPE Attached Garage Detached Garage	MAIN FLOOR FULL BATH Yes	SEWER/SEPTIC Septic
	HEAT/FUEL TYPE Natural Gas	SHORELINE Mixed Sand	SOURCE OF SQ FT Appraisal
	HEATING SYSTEM Forced Air	UTILITIES Electricity Connected Natural Gas Connected Internet Spectrum	ARCHITECTURE STYLE Ranch
	WATER HEATER Gas	VIEW Lake View Rural View	OUT BUILDINGS Second Garage
	INTERIOR FEATURES 9 ft + Ceilings Cathedral/Vaulted Ceiling	FINANCIAL TERMS	WATER Private Well
			WATER FEATURES

FEATURES

Central A/C	Hardwood Floors	Cash	All Sports Lake
EXTERIOR CONSTRUCTION	Walk-In Closet	Conventional	River Frontage
Vinyl Siding	Window Treatment(s)		Waterfront
EXTERIOR FEATURES	SITE/LOT FEATURES		Beach Front
Deck	Rural		Interior Lake
Patio			Sandy Bottom
Porch			ZONING
			Residential

ROOMS & DIMENSIONS

Bedroom 1 Level	Main	Bedroom 2 Level	Main
Bedroom 3 Level	Main	Bedroom 4 Level	Lower
Bathroom 1 Level	Main	Bathroom 2 Level	Main
Bathroom 3 Level	Lower	Living Room Level	Main
Dining Room Level	Main	Kitchen Level	Main
Family Room Level	Lower	Laundry Room Level	Main
Sun/FLA Room Level	Main	Living Room Length	32
Living Room Width	18	Dining Room Length	18
Dining Room Width	11	Kitchen Length	18
Kitchen Width	13	Family Room Length	45
Family Room Width	17	Bedroom 1 Length	18
Bedroom 1 Width	14	Bedroom 2 Length	12
Bedroom 2 Width	11	Bedroom 3 Length	12
Bedroom 3 Width	9	Bedroom 4 Length	13
Bedroom 4 Width	9	Laundry Room Length	8
Laundry Room Width	6	Sun/FLA Room Length	12
Sun/FLA Room Width	11	Bathroom 1 Floor Covering	Vinyl
Bathroom 2 Floor Covering	Vinyl	Bathroom 3 Floor Covering	Vinyl
Bedroom 1 Floor Covering	Wood	Bedroom 2 Floor Covering	Wood
Bedroom 3 Floor Covering	Wood	Bedroom 4 Floor Covering	Carpet
Living Rm Floor Covering	Wood	Dining Rm Floor Covering	Wood
Family Rm Floor Covering	Carpet	Laundry Rm Floor Covering	Wood
Sun/FLA Rm Floor Covering	Vinyl	Kitchen Floor Covering	Wood

LEGAL DESCRIPTION

Legal Description 18 1E RIVERS SUB NO 1 LOT 4 S 1/2 LOT 4 & 18 1E RIVERS SUB NO 1 LOT 3

TAX & FINANCIAL

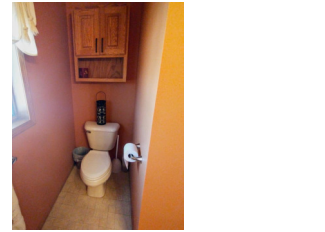
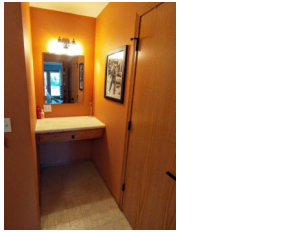
Subj to Short Sale Apprvl	No	Ownership	Private
Association Y/N	No	Assessments Y/N	Yes
Assessments Amount	\$3,883.55	PRE/Homestead	Yes
Summer Tax Yr	2023	Summer Tax	\$1,257.00
Winter Tax Yr	2022	Winter Tax	\$2,029.00
Total Tax Year	2023	Total Tax Amount	\$3,286.00
SEV Year	2023	SEV	\$199,600.00
Taxable Value	\$105,164.00		

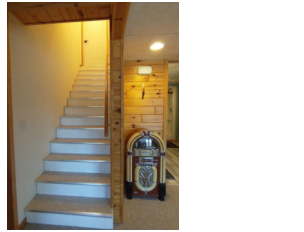
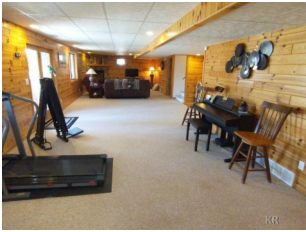
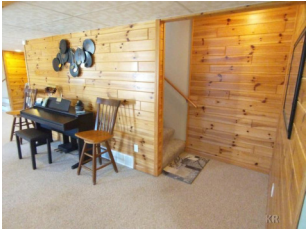
LISTING INFORMATION

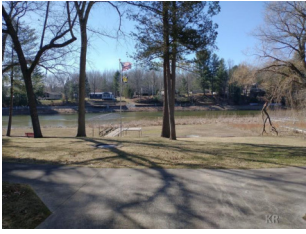
Full Address(es)	671 Lakeshore DR, Gladwin, MI 48624	Listing Date	3/1/2024
Update Date	4/10/2024	Days On Market	40
Cumulative DOM	40	Lease Y/N	No
Status Date	3/2/2024		

ADDITIONAL PICTURES









DISCLAIMER

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