

Residential Property



#28097 **Price: \$ 589,000** **Status: A**

Tax Author: Woodhull Township	School Dist: Perry 43
Zoning: RESI	Year Built: 2004
Key: KBX	County: SHIAWASSEE
Subdivision: HIDDEN LAK	App Tot Fin SqFt: 5,128
SqFt/above: 3,476	SqFt/below: 1,652
Occupancy: 30 DAC	Assoc. Fee/Yr:
Sewer: Septic	
Water: Well	Water Heater: Natural Gas
Driveway: Concrete, Gravel	
Basement: Full, Walkout, Finished, Daylight Windows, Outside Entrance	
Garage: Three Car, Attached, Door Opener, Concrete Floor, Finished	

7155 HIDDEN LAKE DRIVE - Perry 48872

State Eq Value: \$222,300 (Year: 11)	Tax: \$ 0	Taxable Value: \$222,300 (Year: 11)
Directions: WOODBURY/LANSING RD, BEARD E TO SANDBAR L		Broker#: 340
Legal: LOT 30 HIDDEN LAKES SUB		Home Warranty: N
Land/Acreage: 2+ Thru 5 Acres, Lakefront, Riverfront, Wooded		

	Approx Size	Level	Carpet	Window		Appx Finished SqFt	Section#:
Living Room:	28.5 X 14.6	1	Y	N	Level 3:	172 sqft	Reserved Items: Y
Dining Room:	16 X 12	1	Y	N	Level 2:	1,652 sqft	Parcel#: 013-41-030-000
Kitchen:	17.11X17.9	1	N	N	Level 1:	1,652 sqft	Style: Single Family
Bedroom 1:	22.10 X 33	2	Y	N	Level B:	1,652 sqft	Multi-Photo: Y
Bedroom 2:	14 X 14.3	2	Y	N		F.Baths	Area: 43
Bedroom 3:	12.2 X 16.2	L	Y	N	Level 3:	0	0
Oth Rm 1: ST	10.4 X 12.6	1	Y	N	Level 2:	2	0
Oth Rm 2: GR	59 X 21	L	Y	N	Level 1:	0	1
Oth Rm 3:					Level B:	1	1
Oth Rm 4:					Total FB/HB:	3	2
							Rooms: 9
							Bedrooms: 3
							Lot Size: 2.5 ACRES
							Double Brochure: Y

Type: 2.5 Story, Cape Cod

Heating: Forced Air Gas **Fireplace:** Two, Wood Burning, Gas, Two Way

Appliances: Dryer, Washer, Water Softener, Refrigerator, Dishwasher, Disposal, Central Air, Oven, Range, Exhaust Fan, Microwave, Central Vacuum

Extras: Humidifier, Built-In Pool, Burglar Alarm/Security, 1st Floor Laundry, Fenced Yard, Smoke Alarm(s), Pantry, Ceiling Fan(s), Satellite Dish/Controls

Improvmts: Patio, Porch, Deck, Foyer, Formal Dining Room, Great Room, Bar/Wet Bar, Cathedral Ceiling

Terms: Cash, Conventional

Showing: Sign on Property, 24 Hour Notice

Exterior: Vinyl, Stone, Concrete

Pub Rem: Every day will be a vacation in this home. Extensive landscaping. This gorgeous lodge like home with in ground pool sits on 2.5 beautiful acres with both lake and river frontage.

This stunning Lodge style home has all of the amenities you are looking for. Generous wrap around porch. Handsome front door. Slate entry. Gorgeous kitchen with center prep island and sink, granite counters with bar seating, informal eating area. The sunken living area with flexible seating arrangement is separated from the formal dining room by a two way stone fireplace. Private deck off the back of the living area. First floor office with French doors. Amazing master suite with soaring cathedral ceilings, private bath, massive walk-in closet, laundry and stairway to third level studio. Guest bedroom with cathedral ceilings and private bath. Walk out lower level has a horse shoe bar and comfortable TV lounge area that overlooks the pool area. Additional guest bed and bath in lower level. Attached 3+ car garage with stairs to upper level. Lush pool area is beautifully landscaped and offers a built in grill area with granite surround for informal dining area. All on a private wooded 2.5 acres that is located on the river and lake! Only eight miles to Meridian Mall and eleven miles to MSU. Why drive hours to your vacation retreat when you can come home to it every day?