



**Offered by: Jack Van Treese & Associates (231) 347-3943**

<b>MLS# 430397 Address:</b> 202 S Lake		<b>City:</b> Boyne City	<b>Price</b> 459,000.
<b>Legal:</b> Lots 90-95 of Beardsley's first add to Boyne		<b>Directions:</b> Lake St. between Water & Main St.	
Owner	Boyne Holdings	<p><b>REMARKS:</b></p> <p>Located in the heart of Boyne City's downtown and only steps from Lake Charlevoix. The Lakefront Square is a renovated enclosed mall currently used for professional offices and retail stores. The paved parking lot provides ample space for tenants and customers.</p> <p>This property encompasses six lots that would be perfect for an investor to build a retail/condo project with views of Lake Charlevoix.</p> <p style="text-align: center;">Information is believed to be accurate but is not warranted  <b>Agent : Jack VanTreese (231) 347-3943</b></p>	
Sq Footage	7,783		
Year Built	1989 remodel		
Terms	Cash / Conventional		
Lot Size	140 x 130 approx		
SEV/Year	\$ 292,200 / 2011		
Zoning	CBD		
Type Heat	Gas & Electric		
Windows	Insulated		
Construction	Steel, Block		
Roof	Built up asphalt		
Possession	at close		
Electrical	Single Phase		
Parking	Yes - Paved Lot		
Township	City of Boyne		
County	Charlevoix		
Water Front	No		
Water View	Yes		