



Listing Agent

Gayle Colassaco
(906) 364-0621
gayle@silverproperties.com

919 East Cloverland Drive Ironwood, MI 49938
www.silverproperties.com Fax 906/932 1583
E-mail talk2us@silverproperties.com

"When you're on the move!"

Property Address E6215 Shotgun Road, #1108 Weekend Adjustment, Ironwood, MI		Bedrooms 3	Baths 2	New Price \$119,000
Legal Description Sec 31, T48N, R46W, Map No. P 87, Lot 8, Caribou Village Plat		Fireplace Wood/Large Stone		Special Terms -----
Parcel # 2703-15-500-800		Heating Electric		Closets
Living Room 15' x 13', carpet, 2 patio doors, tv, furnishings		Heat & Electric		Shower
Taxes \$2,501.95	Taxable Value \$52,332	Electrical Circuit Breaker (250 Amp)		School Ironwood
Assessed Value \$52,332		Personal Property Included Turn key		Possession Tenant's Rights
Lot Size 140 x 240 x 140 x 225 (.77 Acres)		BPLA Stock Certificate		Key Location BPLA & #20 (Silver Prop)
Water Drilled Well (New 2016)		Attic Access		Sign Yes
Sewer PAUD (\$437 Quarterly)		Hot Water Electric		Deck (front) Facing mountain
Style Chalet (Single Family)		Garage None		Deck (Back) 26' x 5'
Construction Frame		Bedroom (main) 10' x 9', carpet, large closet, windows, Queen bed, dresser, side table		Entry 8' x 7', laminate wood floor, bench
Approx Age 1983		Bedroom (lower) 13' x 11', carpet, dresser, night table, closet, King & twin bed		MLS # 1099263 (4611)
Condition Very Good		Bedroom (lower) 13' x 11', closet, carpet, night table, 2 twins, twin sofa bed		
Basement Finished/Block		Bedroom/Loft 15' x 16', overlooking living room, 3 twin beds		
Siding Wood	Roof Metal	Bath (full – main) 7' x 5', laminate wood floor, fan, updated		
Insulation Fiberglass Bat		Bath (full – lower) 6' x 5', fan		
Windows Slide by		Sauna (lower) 6' x 6'		
Approx Sq Ft 1,600		TV Room (lower) 10' x 7', carpet, tv, twin sofa bed		
Listing Agent Gayle Colassaco		Utility Room (lower level) 10' x 10'		Directions Hwy US-2 East to Powderhorn Road to stop sign. Continue to left at Caribou sign to right on Shotgun Road to property on left.

COZY & CONVENIENT

Located just across the street from the ski lifts and lodges at Big Powderhorn Mt is this 3 bedroom, 2 bath home. Open kitchen with new flooring, dining area & living room on the main level as well as a bedroom & full updated bath. Large windows & patio doors overlooking the ski hill and a beautiful stone fireplace accentuate the main level. A nice size loft overlooks the living room offering a great spot for the kids. On the lower level are 2 good size bedrooms, a full bath, a small tv room and a sauna. Deck off front & back plus a large entry area with new flooring. Situated on a corner lot. Newer metal roof and a drilled well in 2016. Come take a look and make this yours! Call Gayle at Silver Properties at 906-932-1200 or 906-364-0621.

All information provided as a courtesy. Please verify information with an independent source. Thank You.