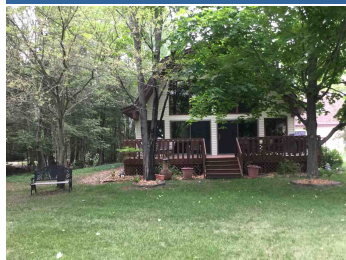
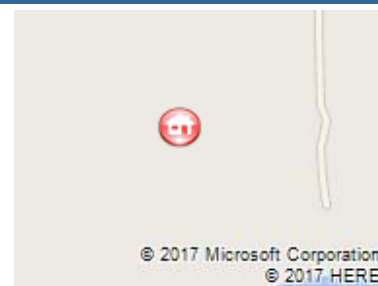


ALL FIELDS DETAIL



MLS # 1833331
Status New
Class Single Family
Type Residential
County Antrim
Address 7433 Briar Lane
Address 2
City Bellaire
Zip 49615

Asking Price \$550,000
Sale/Rent For Sale
Bedrooms 3



GENERAL

Agent Hit Count 2
Originating MLS TAAR
Baths: Upper 1
Baths: Lower 0
of Baths: 1/2 0
TOTAL Baths 2.00
UAD Baths 2.0
Condo No
List Office 1 DEK Realty - 231-587-1012
List Agent 2 Ellie Krieg - 231-944-8068
List Date 6/4/2017
Township Forest Home
Section # 26
Town T 30N
Deeded Waterfront Yes
Lake Size
Private/Shared Private
SA 3
Variable Rate Yes
Confidential Normal
Elementary School
High School
Year Updated
% of Remodel
Below Gr. UNFIN. SF Apx 0
Above Gr. FINISHED SF Apx 1,750
Price Per Acre
% Wet Acres
% Wooded
Garage Dimensions 27x40
Addl Building Dimensions
Lot Dimensions 98x888x107x925
Dual MLS #
Liv Rm Width Apx 21
Liv Rm Floor Covering Carpet
Din Rm Width Apx 12
Din Rm Floor Covering Carpet
Kit Width Apx 6.7
Kit Floor Covering Laminate
Fam Rm Width Apx
Fam Rm Floor Covering
Bedroom 1 Width Apx 12.3
Bedroom 1 Floor Covering Carpet
BR2 Width Apx 14.7
BR2 Floor Covering Carpet
BR3 Width Apx 14.7
BR3 Floor Covering Carpet
BR4 Width Apx
BR4 Floor Covering
Laundry Width Apx 7
Laundry Floor Covering
Other Width Apx
Other Floor Covering
Legal LOT 2 PLAT OF EVERGREEN SHORES

Client Hit Count 2
Original MLS #
Baths: Main 1
of Baths: Full 2
of Baths: 3/4 0
Master Bath Shared
ECO Features No
List Agent 1 Donna Gundle-Krieg
List Team
List Office 2 DEK Realty - 231-587-1012
Off Market Date
Unit #
Qtr Section
Range R 8W
Body of Water Lake Bellaire
Water Front Footage 107
BA 3
TC 0
Listing Agreement Type Exclusive Right Sell
School District Bellaire Public Schools
Middle School
Approx Year Built 1984
Year Remodeled
Below Gr. FINISHED SF Apx 0
Total FINISHED SF Apx 1750
Development Name Evergreen Shores
Number of Acres 2.13
% Open
% Tillable
Garage Capacity 2
Lot #
Sign (Y/N) Yes
Liv Rm Length Apx 16
Liv Rm Level Main Floor
Din Rm Length Apx 12
Din Rm Level Main Floor
Kit Length Apx 8.8
Kit Level Main Floor
Fam Rm Length Apx
Fam Rm Level
Bedroom 1 Length Apx 13.8
Bedroom 1 Level Main Floor
BR2 Length Apx 10.3
BR2 Level Upper Floor
BR3 Length Apx 10.8
BR3 Level Upper Floor
BR4 Length Apx
BR4 Level
Laundry Length Apx 10
Laundry Level
Other Length Apx
Other Level
Pending Divisional Apprvl
Summer Taxes 2,121.81

GENERAL

Winter Taxes	792.08	Other Taxes	
Total Taxes		Year: Summer	
Year: Winter		Principal Residence	Yes
Assessment		Type of Ownership	Private Owner
Directions	Take Bellaire Highway to Grass Lake Road. Right on Briar Lane. Driveway will be on the left.	Input Date	6/4/2017 11:08 PM
Price Date	6/4/2017	HotSheet Date	6/4/2017
Status Date	6/4/2017	Update Date	6/4/2017
IDX	Y	Search By Map	
Assoc Documents	2	Natl Green Build Standard	
NAHB Green GuideLines		Energy Star Rated	
Indoor Air Quality		LEED-Homes	
LEED-Neighborhood		HERS-1	
Year Rated		Other Green Certification	
Original Price	\$550,000	State	MI
Exp Date	9/1/2017	CL Status CHG Flag	
Occupant	Owner	Main Floor Master	Yes
Listing Syndication	Yes	Cumulative DOM	1
Geocode Quality	Exact Match With Bing	Picture Count	44
Days On Market	1	Price Per SQFT	\$314.29
Sold Price Per SQFT		Days On MLS	1
Input Date	6/4/2017 11:08 PM	Update Date	6/4/2017 11:22 PM
VOW Include	Yes	VOW Address	Yes
VOW Comment	Yes	VOW AVM	Yes

FEATURES

WATER FEATURES	FIREPLACES AND STOVES	DRIVEWAY	MINERAL RIGHTS
Priv Frontage (Wtr Side)	None	Dirt	Unknown
Inland Lake	HEATING/COOLING TYPES	Shared	WATER
Water View	Forced Air	ROAD	Private Well
Private Dock	Central Air	Public Maintained	SEWER
Soft Bottom	HEATING/COOLING SOURCES	Blacktop	Private Septic
Public Lake	Propane	LAND FEATURES	ZONING/USE/RESTRICTIONS
FOUNDATION	TV SERVICE/INTERNET AVAIL	Wooded-Hardwoods	Residential
Crawl Space	Cable TV	Wooded	DOCUMENTS ON FILE
CONSTRUCTION	Cable Internet	Evergreens	Sellers Disclosure
Frame	APPLIANCES/EQUIPMENT	Some Lowland Areas	TERMS
ROOF	Refrigerator	Level	Conventional
Asphalt	Oven/Range	PARCEL DESCRIPTION	Cash
EXTERIOR FINISH	Dishwasher	Subdivision	POSSESSION
Vinyl	Microwave	EXTERIOR FEATURES	30-60 Days after Closing
STYLE	Washer	Deck	LOCKBOX
1.5 Story	Dryer	ASSOCIATION FEE INCLUDES	Combo
INTERIOR FEATURES	PRIMARY GARAGE	None	UNIVS DESIGN/BARRIER FREE
Cathedral Ceilings	Attached	DEVELOPMENT AMENITIES	None
Granite Kitchen Tops	Concrete Floors	None	
Workshop	ADDITIONAL BUILDINGS		
	None		

FINANCIAL

Owner	Berger	Tax ID	05-07-455-001-20
Annual Assn Dues		SEV	142,000
SEV Year	2016	Taxable Value	

SOLD STATUS

Financing	Seller Concessions
If Yes, \$ Amt	Closing Costs
Prepaid	Repairs
Down Payment Assistance	Other
Pending Date	Close Date
Sold Price	Sell Agent 1
Sell Office 1	Sell Team
Sell Agent 2	Sell Office 2
Purchaser Zip	

PUBLIC REMARKS

Public Remarks Enjoy your summers on beautiful Lake Bellaire! Gorgeous home on 2+ acres with 107 feet of private frontage where you can enjoy the "chain" of Lake Bellaire, Clam Lake and Torch Lake. Walk into the main floor living area and enjoy expansive views of the lake outside the beautiful living room and dining room windows. Main floor master suite and laundry/small office. Two additional bedrooms and private bathroom upstairs. Outdoor features include new 50' cedar dock, 33'x14' deck, beautiful gardens, and 27'x40' garage including workshop and additional unfinished loft space full of potential. Convenient to downtown Bellaire, featuring restaurants, shops, and Short's Brewery, and Shanty Creek Resort where you can take advantage of downhill skiing and numerous golf courses. Central to all northern Michigan recreation, with outstanding snowmobile trails down the road, and excellent hunting in the area. This house is perfect for year-round or seasonal living.

AGENT ONLY REMARKS

Agent Only Remarks The master bedroom will be locked and not available to show from June 30-July 8.

THIRD PARTY REMARKS

Third Party Remarks

SHOWING INSTRUCTIONS

Showing Instructions 24 hour notice preferred. Use Showtime or call/text Donna Gundle-Krieg at 231-350-8507.

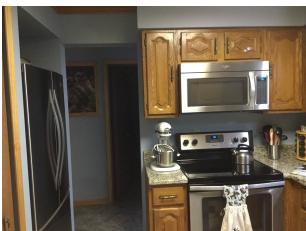
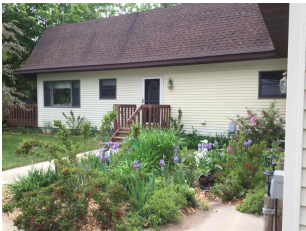
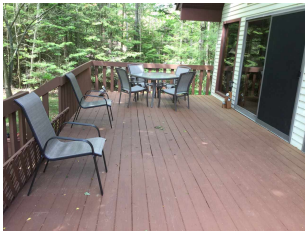
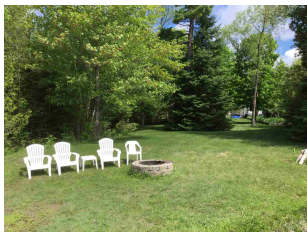
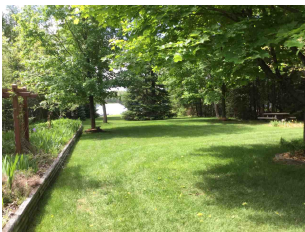
SOLD REMARKS

Sold Remarks

ADDITIONAL PICTURES



Incredible beach



Main floor Master bedroom

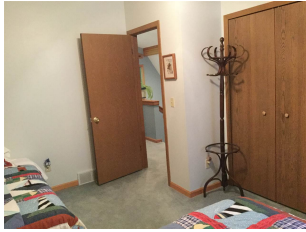




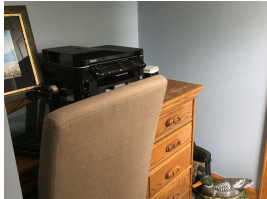
Master bath



Bedroom #2



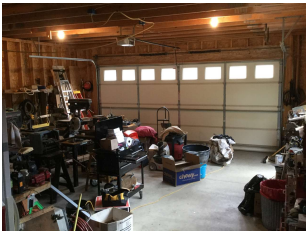
Bedroom #3



Small office main floor



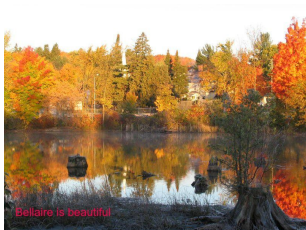
Laundry



Long private shared driveway



Plat map



Belknap is beautiful



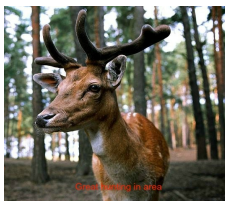
Near Shanty Creek Ski and Golf Resort



Many golf courses in the area



Near ski hills



Wildlife



Near snowmobile trails