

Nicole Hulet-16345 Wagner Rd, Lake Ann, MI - \$1,490,000.00 On Pearl Lake

Bedrooms: 5
Bathrooms: 4.5
Year Built: 2006
Lot Size: 10.17 Acres
Garage Size: 3 Plus 1 Elevated
School District: Benzie
Square Footage: 6200
Agent Name: Nicole Hulet
Broker: Coldwell Banker Schmidt
MLS #: 1732859

Price: \$1,490,000.00

16345 Wagner Road
Lake Ann, MI 49650

Stunning waterfront home on private land and Serene Pearl Lake with more that you can imagine in Eco-Friendly features with exciting Architecture. Gracing the ground between the meandering drive to the 160ft of sandy waterfront stands a Riverbend Custom Timber Frame Award Winning home. This 6,200 soft home offers a warm feeling for family and smart space for entertaining company.

5 bedroom/4.5 bathrooms - Certified Green - 2006 Parade of Homes Green Award. 2006 Parade of Homes Exterior Design & Appeal Award People's Choice. Home Energy Rating Certificate 5+ Stars. HERS SCORE: 92.2 - Annual Utilities Expense under \$3,800/year. State of Michigan ENERGY STAR Grant for Design and Construction. Listing Agent: Nicole Hulet - Coldwell Banker Schmidt - 231-409-0378

Range/Oven, Full Refrigerator, Washer/Dryer, Dishwasher, Sink Disposal, Microwave, Central Vacuum, Satellite, Water Softener, Electric Air Filter, Air Humidifier, Security System, Freezer, Fireplace, Hardwood Floors, Kitchen Island, Gas Fireplace, Cathedral Ceilings, Built-in Bookcase, Bay Windows, Hardwood Flooring, Wet Bar, Pantry, Library, Loft, High Speed Internet, Mud Room, Laminate Flooring, Granite Counters, Open Floor Plan, Patio, Certified GREEN, Water View, Balcony, Deck, Covered Porch, Sidewalk, Handicap Accessible

Listing Website: <http://vflyer.us/gckpdp>



Nicole Hulet
Nicole@NicoleHulet.com
231-409-0378
Realtor - Income
Property & Vacation
Rentals



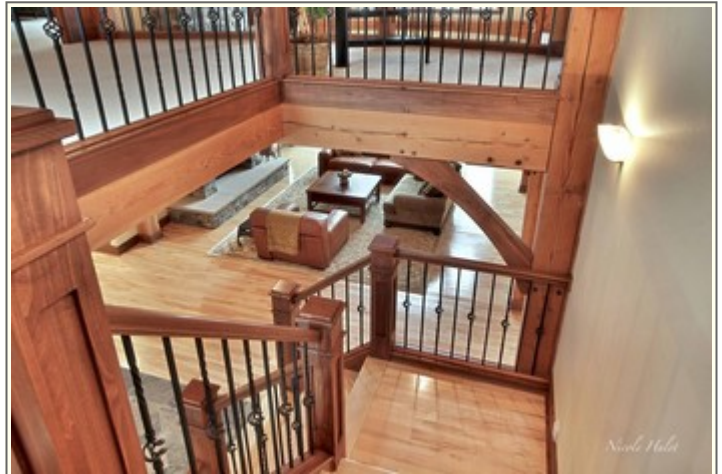
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Photo Gallery



Nicole Hulet | 231-409-0378 | Nicole@NicoleHulet.com

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