

Address: 14045 Funk Road , Hillman , MI ; 49746 22-Acres Thunder Bay River



MLS#: 201829636 **List Price:** \$ 572,000
Type: Residential **Status:** Active
 Water
Prop Type: Residential **Bedrooms:** 2
Bathrooms: 1 **Gar Y/N:** No
Gar Type: Pole Barn **Gar Stall:** 6
Gar Size: 40 x 82 **Style:** Cabin
Waterfront: Yes **County:** Montmorency
In City Limits: No

Lake/River Other:

Amt of Frontage: 760	Construction: Full Log	Frontage: River
Lake/River Name: Thunder Bay River	Tax ID 004-127-000-300-01	#Acres: 22.50
Lot Dim: 22.5 Acres	Above SqFt: 1389	Total SqFt: 1389
School District: Hillman	Township/City/Village: Hillman	Subdivision or T/R: T31N R4E
Ownership Status: Owner	Realtor.com Type: Residential-Single Family	Full Baths 1
Half Baths 0	Internet Access DSL	

Public Remarks: Log Home on the Thunder Bay River 22-Acres Hillman, MI Montmorency County Michigan. 1-1/2 Story Full Log Cabin on the Thunder Bay River has moving water on three sides with approximately 760-Ft of Water Frontage. Cabin interior is rustic with Open Beam Ceilings, Cultured Stone Fireplace, Wood Floors, 2-Bedrooms and 1-Full Bath. Guest room has a sauna. Home has many windows for full view of woods-water-wildlife and sunrises-sunsets. Upper level is open. The Pole Barn is 82-Ft x 40-Ft features four bay doors 13' H x 14'W plus doorway entrance. Upper Level is 29Ft x 77Ft metal sided with large hinged windows on both ends. Pole Barn and Cabin have independent electric meters. No poles or wiring exposed.

Directions: Southwest of Hillman, west of 487 (Pleasant Valley Rd.) to south on Funk to where it turns. **Shown by Appointment Only **Absolutely No Drive-Bys. Home cannot be seen from the road**

Showing Instructions: Appointment Only; Lock Box

<p>Rooms: Living Room Size: 10 x 22; Living Room Level: 1st; Dining Room Size: 8 x 12; Dining Room Level: 1st; Kitchen Size: 8 x 12; Kitchen Level: 1st; Bedroom 1 Size: 12 x 15; Bedroom 1 Level: 1st; Bedroom 2 Size: 10 x 11; Bedroom 2 Level: 1st; Bath 1 Type: Full; Bath 1 Level: 1st; Bath 1 Size: 6 x 8; Room Description 1: Loft; Room 1 Size: 15 x 19; Room 1 Level: upper</p> <p>Interior Features: Sauna; Vaulted Ceilings</p> <p>Appliances & Equipmt: Ceiling Fan; Refrigerator; Water Softener; LP Tank: Rent; WTR Softener: Own</p>	<p>Foundation: Crawl</p> <p>Taxes and Possession: Possession: TBD; Association Dues: No</p> <p>Heating/Air: Propane; Wood</p> <p>Laundry: None</p> <p>Water: Well</p> <p>Sewer: Septic</p> <p>Age: 16-20 Years Approx</p> <p>Exterior: Full Log</p> <p>Exterior Features: Pole Building</p> <p>Road: Paved</p> <p>Terms: Cash; Conventional Mortgage</p>
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Ownership Status: Owner	BA: 2	SA: 0
TC: 0		