

Grand Beach Realty Inc.

Welcomes you to this 4 season / year round cottage at 25 Shannon Street, Bear Paw Estates



Asking \$79,900

Room Sizes

Living room	15' 6" x 14' 8"
Kitchen	10' 6" x 10' 3"
Dining Room	13' 4" x 8' 6"
Utility Room	9' 2" x 7' 6"
Bedroom	9' 4" x 7' 6"
Bedroom	9' 4" x 7' 6"
Bathroom	3 piece



Large Open Kitchen Plan



GENERAL INFORMATION

- 4 season / year round cottage, Grand Marais
- Located at 25 Shannon Street, Bear Paw Estates
- Large well treed & private property (.90 acres)
- Lot: approx. 285' x 241' (pie shaped)
- Cottage size: approx. 768 sq. ft
- Vaulted cedar ceiling in livingroom
- Interior finished in cedar
- Large decking on front cottage
- Double pane windows throughout
- Insulated floor, walls and ceiling
- Baseboard heaters throughout
- Air-conditioner (in wall)
- Wood stove
- 200 ampere electrical panel
- Hot water tank: approx. 25 gallons
- 2 x 4 wall construction
- Post on pad foundation
- Drilled well (shallow well)
- Holding tank (approx. 1,200 gallons)
- Includes: most all furniture: a list of chattels will be provided
- Taxes 2015 - \$904.88
- Quick Possession is available

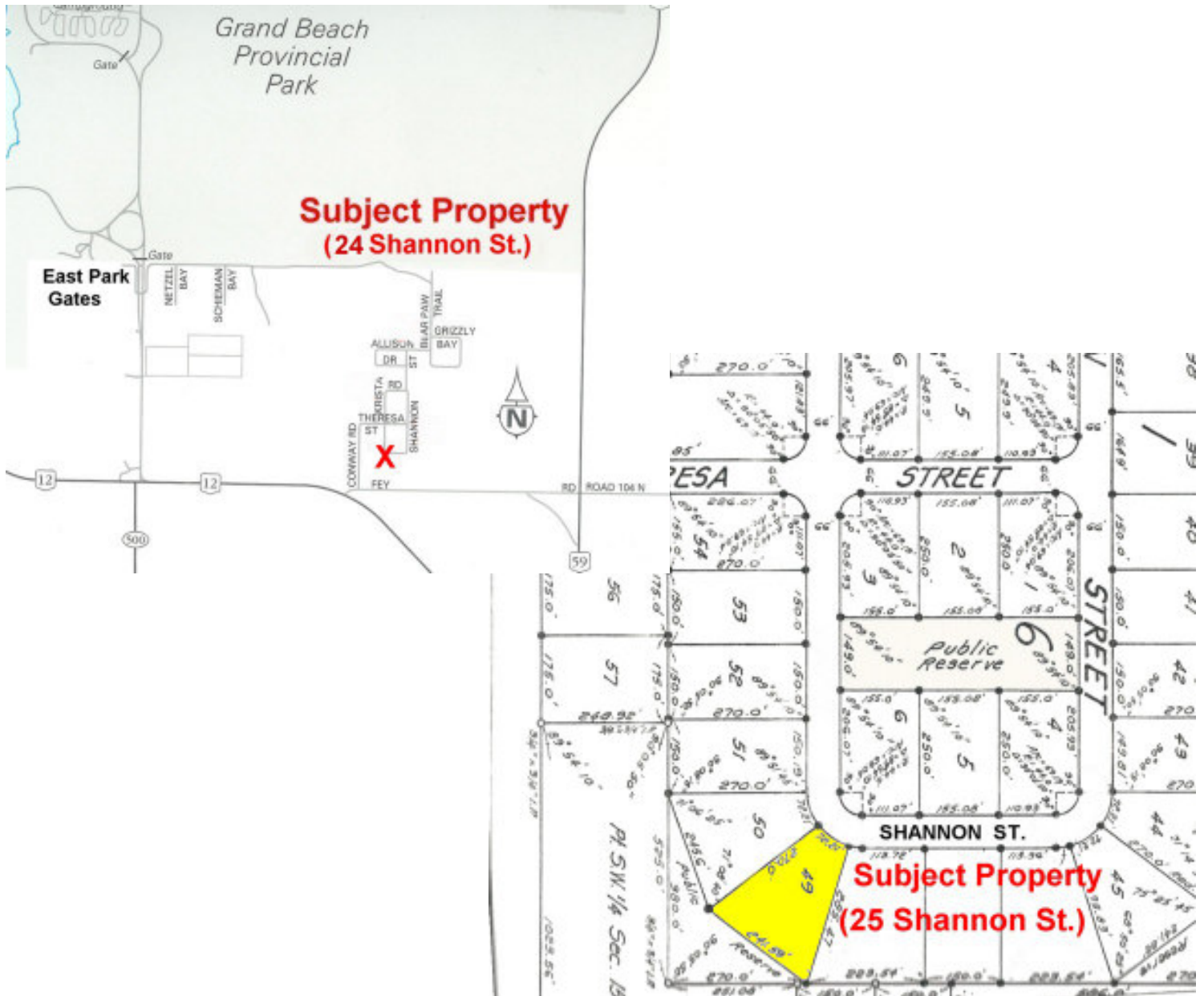


Large Open Plan Kitchen

NOTE

All information displayed is believed to be accurate but is not guaranteed and should be independently verified. No warranties or representations are made of any kind

Street & Site Plan Map of 25 Shannon Street, Beach Paw Estates, Mb.



Presented By:

Chuck & Larry Guarino

YOUR LOCAL EXPERIENCED PROFESSIONALS

“Over 67 years of combined experience”

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