


Address: 5917 Gamble Road , Atlanta , MI ; 49709 261-Acres					
			MLS#: 201836198 List Price: \$ 1,725,000		
			Type: Residential Acreage Status: Active		
			Prop Type: Residential Bedrooms: 3		
			Bathrooms: 4 Gar Y/N: Yes		
			Gar Type: Attached/HTD Gar Stall: 7+		
			Gar Size: 7+ Style: 2+ Story		
			Waterfront: No County: Montmorency		
Lake/River Other:					
Construction:		Frame	Frontage:		Stream/Creek
Tax ID		008-035-000-050-01 & 008-036-000-100-00	#Acres:		261.00
Above SqFt:		2646	Total SqFt:		4010
Township/City/Village:		Vienna Township	Subdivision or T/R:		T30N R1E
Realtor.com Type:		Residential-Single Family	Full Baths		3
Internet Access		Satellite	Half Baths		1
Public Remarks: Hunting Land and Home in Atlanta, MI. Discover this 261-acre Lodge like home, a blend of rustic charm and luxury. Main residence: 4,010 sq ft, 3 BR, 3.5 Bath, with lower walkout, heated garage, sauna, massage room, and jacuzzi. Enjoy stunning Sheridan Valley views. Includes a 3 BR bunkhouse with a 2 car garage and a cozy 1 BR cabin. Ideal for family and friends. Additional outbuildings add to its charm. A perfect mix of elegance and nature.					
Directions: M-32 Currie Rd to Gamble, Straight into drive off Currie. 1/4 mile off road.					
Legal: The SE 1/4 of NE 1/4 & The NE 1/4 of SE 1/4 of Sec 35 Also the NW 1/4 of SW 1/4 of Sec 36, T30N, R1E plus 33' Easement					
Showing Instructions: Appointment Only; Showingtime					
Rooms:			Foundation:		
Living Room Size: 23 x 25; Living Room Level: 1st; Dining Room Size: 9 x 17; Dining Room Level: 1st; Kitchen Size: 14 x 18; Kitchen Level: 1st; Bedroom 1 Size: 30 x 40; Bedroom 1 Level: 2nd; Bedroom 2 Size: 11.5 x 23; Bedroom 2 Level: 2nd; Bedroom 3 Size: 10 x 13.5; Bedroom 3 Level: Lower; Bath 1 Type: Full; Bath 1 Level: 2nd; Bath 1 Size: 6 x 9; Bath 2 Type: Full; Bath 2 Level: 2nd; Bath 2 Size: 14 x 15; Bath 3 Type: Full; Bath 3 Level: Lower; Bath 3 Size: 5 x 9; Bath 4 Type: Half; Bath 4 Level: 1st; Bath 4 Size: 4 x 6 Game Room; Master Suite			Basement		
			Full-Finished; Walkout; Basement Size: 1364		
			Basement Specifics:		
			Schools:		
			Elementary School: Johannesburg; High School: Johannesburg-Lewiston		
Other Rooms:			Taxes and Possession:		
			Possession: TBD; Association Dues: No		
Interior Features:			Heating/Air:		
Audio Sound System; Doorwall; Egress Windows; Fireplace; Hardwood Floors; Hot Tub; Sauna; Vaulted Ceilings; Walk - In Closet Ceiling Fan; Dishwasher; Dryer; Freezer; Garage Door Opener; Microwave; Refrigerator; Range/Oven; Washer			Central Air; Forced Air; Propane; Wood; See Remarks		
			Laundry:		
			Lower Level		
			Water:		
			Well		
			Sewer:		
			Septic		
			Age:		
			21-30 Years Approx.		
			Exterior:		
			Stone; Vinyl		
			Exterior Features:		
			Deck; Extra Garage; Fence; Garden Area; Guest Quarters/Apt; Hunting Prop; Natural; Pole Building; Satellite Dish; Shed; Workshop		
			Road:		
			Dirt		
			Terms:		
			Cash; Conventional Mortgage		
Ownership Status:			Owner		

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