



**List Number:** 17027172  
**Area:** Grand Rapids - G  
**Municipality:** Caledonia Twp  
**Lot Dimensions:** TBD  
**Cross Streets:** Cherry Valley & 76th St  
**Waterfront:** No

**Property Sub-Type:** Acreage  
**Sub-Area:** G41 - Kent County  
**County:** Kent

**Status:** Active  
**List Price:** 279,900  
**List Price/Acre:** 13,995  
**Tax ID #:** 412316128010  
**Lot Acres:** 20  
**Lot Square Footage:** 871,200  
**Road Frontage:** 0

**Directions:** 76th St to Cherry Valley. South on Cherry Valley. East onto Journeys End. Property is near the end of private drive at For Sale sign.

**Legal:** POLP; TBD  
**Taxable Value:** 0  
**Annual Property Tax:** 0  
**School District:** Caledonia

**SEV:** 0  
**Tax Year:** 0  
**Zoning:** RR

**For Tax Year:** 0  
**Homestead %:** 0  
**Special Assmt/Type:** None known

**Assoc. Amenities:**  
**Assoc. Fee Incl.:**  
**Auction Details:**  
**Docs at List Office:**

**Lot Description:**  
**Mineral Rights:** Unknown  
**Outbuildings:**  
**Sale Conditions:** None  
**Street Type:** Private

**Terms Available:** Cash/Conventional  
**Util Avail at Street:** Electric; Natural Gas  
**Utilities Attached:** None  
**Water Fea. Amenities:** Private Frontage  
**Water Type:** Stream/Creek

**Marketing Remarks:** This is a dream come true for the hunter, nature lover, or anyone looking for privacy! 20 acres of beautiful woods and streams, yet only 3 miles from downtown Caledonia. Bring your builder! Previously listed as 10 acres. Sale is subject to sellers ability to gain municipality approval for desired split and road arrangement. Buyer to verify all information.

**Exclusive Agency:** No

**RP:** No



**Presented by**  
 Joseph Paul Spica  
 Spica Real Estate  
 616-262-3213  
 616-262-3213  
[jpaulspica@gmail.com](mailto:jpaulspica@gmail.com)  
<http://www.SpicaRealEstate.com>



All information deemed materially reliable but not guaranteed. Interested parties are encouraged to verify all information. Copyright 2018 MichRIC, LLC All rights reserved. The property on this sheet has been made available on 03/14/2018 11:33 AM and may not be listed by the office/agent presenting this information.