

ALL FIELDS DETAIL



MLS # 50103707
Address 7672 N Peter White Road
Area (Municipality) Onota Twp (02013)
Mail City Deerton
County Alger
State MI
Zip 49822
Class VACANT LAND
Type Vacant Land
Sale/Rent For Sale
Status Active
Asking Price \$525,000



LEGAL DESCRIPTION

Legal Description NENW, NWNW, SWNW, NWSW, SWSW, SESW, and PT SWSE, lying westerly of Laughing Whitefish Lake, all in Section 34, T47N -R22W, Township of Onota, Alger County, Michigan.

Section 34

PROPERTY INFORMATION

Style	Vacant Land	Survey On File Y/N	No
Lot Size	irregular	Acreage	252.00
Site Condo Y/N	No	Frontage	3,000
Frontage Type	Water	Waterfront Y/N	Yes
Body of Water	Laughing Whitefish Lk & R	QFA Y/N	Yes

LOCATION INFORMATION

Municipality	Onota Twp	Township	Onota Township
School District	Autrain-Onota Public Schools		

DIRECTIONS

Directions From Deerton travel south on Peter White Road, County Highway 483, for approximately 3.3 miles to the property.

LISTING INFORMATION

Price Date	3/20/2023	Price Per Acre	\$2,083.33
Listing Date	3/20/2023	Input Date	3/20/2023 9:40 AM
Input Date	3/20/2023 9:40 AM	Status Date	3/20/2023
HotSheet Date	3/20/2023	Update Date	3/20/2023 9:40 AM
Update Date	3/20/2023	Expiration Date	3/20/2024
Originating MLS	Upper Peninsula Assoc of Realtors	MLS ID	North Central
Agent	TODD FREDERICKSON - Main: 906-273-0661	Listing Office	STEIGERWALDT LAND SALES, LLC - Main: 906-273-0661
Co-List Agent	ANDREA CARON - Cell: 920-213-8792	Co-List Office	STEIGERWALDT LAND SALES, LLC - Main: 906-273-0661
Original Price	\$525,000	Listing Exception Y/N	No
Cumulative DOM	0	Cumulative DOMLS	0
Signed Disclosure Y/N	Yes	Guest Listings Y/N	No
Contract	Exclusive Right to Sell	Associated Document Count	4
Additional Documents YN	No	Picture Count	15
Broker Exclusive	No		

TAX & FINANCIAL

Tax ID	49822	Property ID	PART OF 02-007-234-002-00
FIPS Entity	60820	FIPS	26003
Summer Tax Year	2020	Summer Tax Amount	1380.92
Winter Tax Year	2020	Winter Tax Amount	1350.00
Total Tax Year	2020	Total Tax Amount	2730.92
Assessments Y/N	No	Zoning	Timber Production
Subj to Short Sale Apprvl	No	Ownership	Private
Lease Y/N	No	Association Y/N	No
Principal Res Exempt Y/N	Yes	CFA Y/N	No

FEATURES

LOT DESCRIPTION	ROADS	WATER	ZONING
Rolling/Hilly	City/County	None	Other

The selected view does not have a layout for the current listing's class.
 Please refer to Paragon Help for more information on setting up a class for custom views.

FEATURES

Wooded	Gravel	WATER FEATURES	SHORELINE
FINANCIAL TERMS	Seasonal	Lake Frontage	Wooded
Cash	Dirt	Lake/River Access	VIEW
Conventional	SEWER SEPTIC	River Frontage	Lake View
Conventional Blend	None	Waterfront	River View
Exchange/Trade		Interior Lake	Rural View
FHA			

SHOWING INSTRUCTIONS

Showing Instructions Show anytime. Contact LA for maps.

COMPENSATION

SA Compensation Y/N	Yes	SA Compensation Amount	2.80
SA Compensation Type	Percent	BA Compensation Y/N	Yes
BA Compensation Amount	2.80	BA Compensation Type	Percent
NA Compensation Y/N	No	NA Compensation Amount	0.00
Compensation Disclaimer	The listing broker's offer of compensation is made only to participants of the MLS where the listing is filed, except as otherwise required by any MLS data-share agreement(s).		

LISTING BROKER SERVICES

Listing Broker Sign Y/N	No	Other Sign on Property Y/N	No
Full Service Listing Y/N	Yes		

MARKETING-VIRT TOURS/IDX/VOW

VOW Include	Yes	VOW Address	Yes
VOW Comment	No	VOW AVM	No
IDX Consumer Comment	No	IDX Automated Valuation	Yes
IDX Include	Y	Virtual Tour	Virtual Tour
Public GLR Websites	Yes	Public MiRS Website	Yes

REMARKS: AGENT & PUBLIC

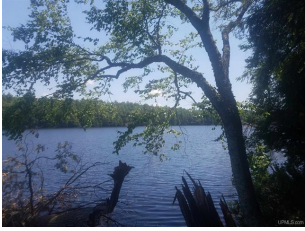
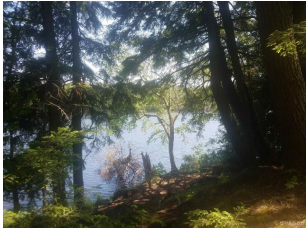
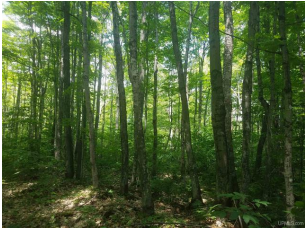
Public Remarks This waterfront, recreation and timber investment property is 252 acres in size. Additionally, it has an abundance of history. It is located 18 miles southeast of Marquette, Michigan in northwestern Alger County. The property has approximately 1,450 feet of frontage on Whitefish Lake and 1,500 feet of frontage on the Laughing Whitefish River. The property has an impressive forest cover with significant timber value. Large sugar maple and hemlock trees are common across the landscape and are one of the defining features of the property. There is a presence of veneer sawtimber and the possibility of specialty products such as birds-eye maple and curly maple within the northern hardwood forest cover types. This property has been in the current owner's family for three generations and includes quite a bit of history. The Nature Conservancy owns much of the surrounding land which was donated by the subject's landowners. According to the Nature Conservancy's website: The land has been revered since this family's earliest relatives first set foot here. The family goes back as far as Peter White, one of the earliest founders of the City of Marquette. White first acquired the property and built his wilderness camp in the early 1800's. Later, White's son-in-law George Shiras III successfully tested his new invented method of photographing wildlife at night here. Laughing Whitefish Lake became famous when the pictures won prizes at the 1900 World Exposition in Paris and the 1904 Louisiana Purchase Exposition in St. Louis. In 1906, National Geographic Magazine devoted an issue to his photos.

SYNDICATION REMARKS

Internet Remarks Listing Agent: TODD FREDERICKSON Broker: STEIGERWALDT LAND SALES, LLC: This waterfront, recreation and timber investment property is 252 acres in size. Additionally, it has an abundance of history. It is located 18 miles southeast of Marquette, Michigan in northwestern Alger County. The property has approximately 1,450 feet of frontage on Whitefish Lake and 1,500 feet of frontage on the Laughing Whitefish River. The property has an impressive forest cover with significant timber value. Large sugar maple and hemlock trees are common across the landscape and are one of the defining features of the property. There is a presence of veneer sawtimber and the possibility of specialty products such as birds-eye maple and curly maple within the northern hardwood forest cover types. This property has been in the current owner's family for three generations and includes quite a bit of history. The Nature Conservancy owns much of the surrounding land which was donated by the subject's landowners. According to the Nature Conservancy's website: The land has been revered since this family's earliest relatives first set foot here. The family goes back as far as Peter White, one of the earliest founders of the City of Marquette. White first acquired the property and built his wilderness camp in the early 1800's. Later, White's son-in-law George Shiras III successfully tested his new invented method of photographing wildlife at night here. Laughing Whitefish Lake became famous when the pictures won prizes at the 1900 World Exposition in Paris and the 1904 Louisiana Purchase Exposition in St. Louis. In 1906, National Geographic Magazine devoted an issue to his photos.

ADDITIONAL PICTURES

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DISCLAIMER

This information is deemed reliable, but not guaranteed. All room dimensions are in appx. feet.