

My Own Wilderness w/2 Private Lakes 1118628
TBD Lukes Rd
Amasa, MI 49903

\$4,000,000
2,190.800± Acres
Iron County



My Own Wilderness w/2 Private Lakes 1118628
Amasa, MI / Iron County

SUMMARY

Address

TBD Lukes Rd

City, State Zip

Amasa, MI 49903

County

Iron County

Type

Hunting Land, Recreational Land, Undeveloped Land, Lakefront, Riverfront

Latitude / Longitude

46.405713 / -88.429002

Acreage

2,190.800

Price

\$4,000,000

Property Website

<https://www.landleader.com/property/my-own-wilderness-w-2-private-lakes-1118628-iron-michigan/32515>



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PROPERTY DESCRIPTION

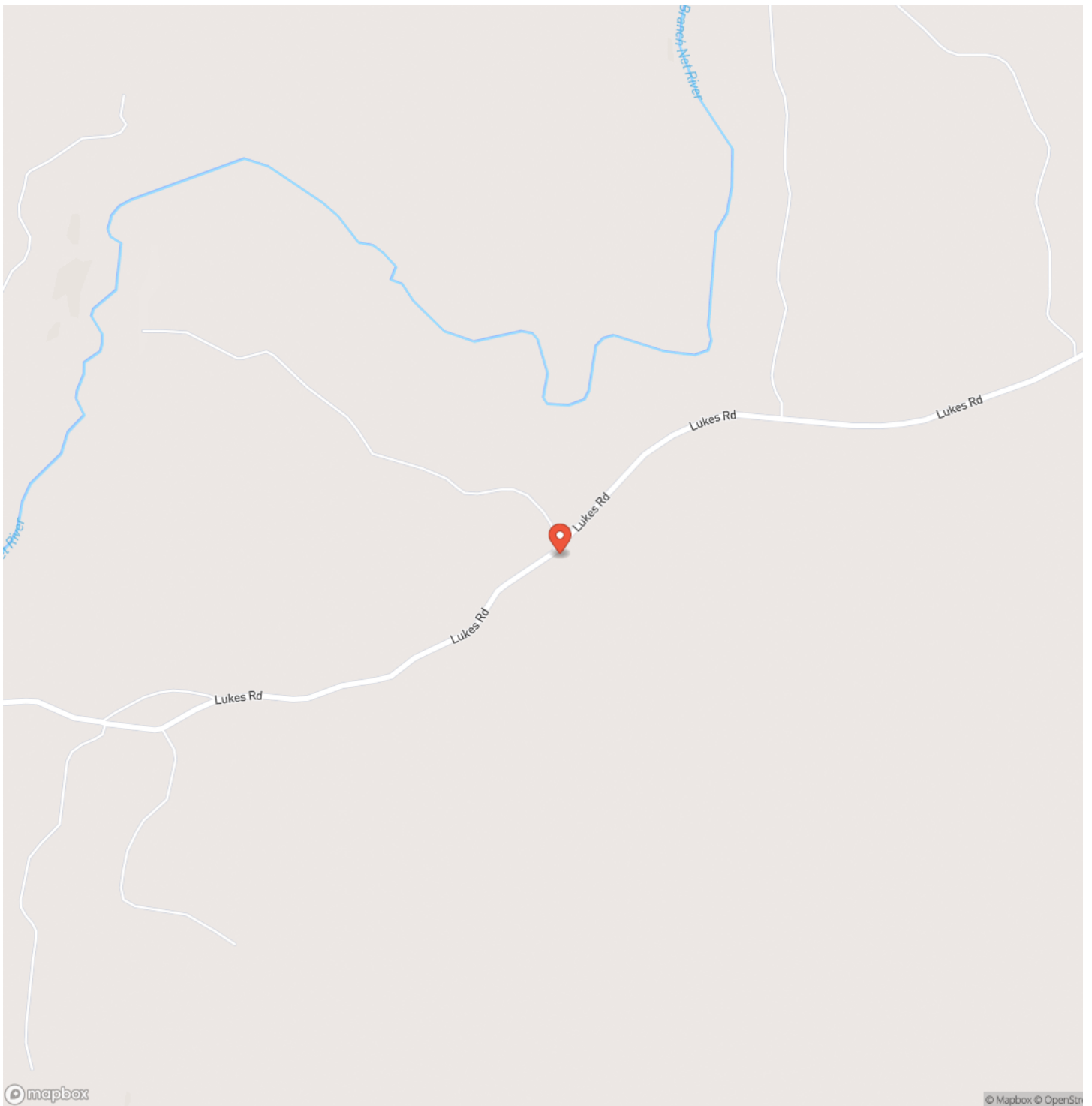
Michigan Upper Peninsula 2190+/- Acres of Property With Two Private Lakes For Sale. This property represents much of the best natural resources, wildness, and beauty that the western Upper Peninsula of Michigan has to offer. The 2190.8 acre parcel is located in northern Iron County and includes about a mile of frontage on the Net River, an excellent brook trout stream. The property surrounds 49 acre Hemlock Lake and most of 44 acre Little Pickerel Lake. There is no public access to either lake. Both lakes offer excellent fishing for warm water species such as walleye, bass, perch, bluegill, and perch. The lakes have supported good crops of wild rice in the past. Little Pickerel Creek is wholly contained on the property and forms both the inlet and outlet of Pickerel Lake. The terrain is rolling and completely forested except for lakes, water courses, and wetland marshes. Upland timber has been carefully managed for sustainability and diversity. Aspen, spruce, balsam, northern hardwoods, and pine types predominate. No need to leave the property to go on your own color tour in the fall. A Conservation Easement, held by The Nature Conservancy, exists and applies to most of this property. However, several building site have been held for future development, both on the eased portions and the non-eased acreage. A substantial timber resource is present and represents future income from the property. A new forest management plan for this property is being developed and plans underway to enroll the entire acreage under Michigan's Qualified Forest Act. Properties enrolled in this act qualify for a 16 mill property tax reduction. Wildlife is abundant on the property, including unique and rare species. Game species include whitetail deer, black bear, coyote, bobcat, grouse, woodcock, snowshoe hare, beaver, otter, mink, fisher, pine marten, and diving and puddle ducks. Other commonly seen species include moose, spruce grouse, woodland hawks, bald eagle, wolf, osprey, common loon, and a great number of Neotropical migrant songbirds. Trumpeter swans occasionally visit the lakes. The interior road system has been improved and is negotiable by standard pickup or Atv. In addition, there are thousands of acres of corporate timber land bordering this property for more recreational opportunities. This property is secluded and offers the maximum in privacy. Very few parcels exist for sale that have the outdoor amenities of this northern get-away. MLS# 1118628



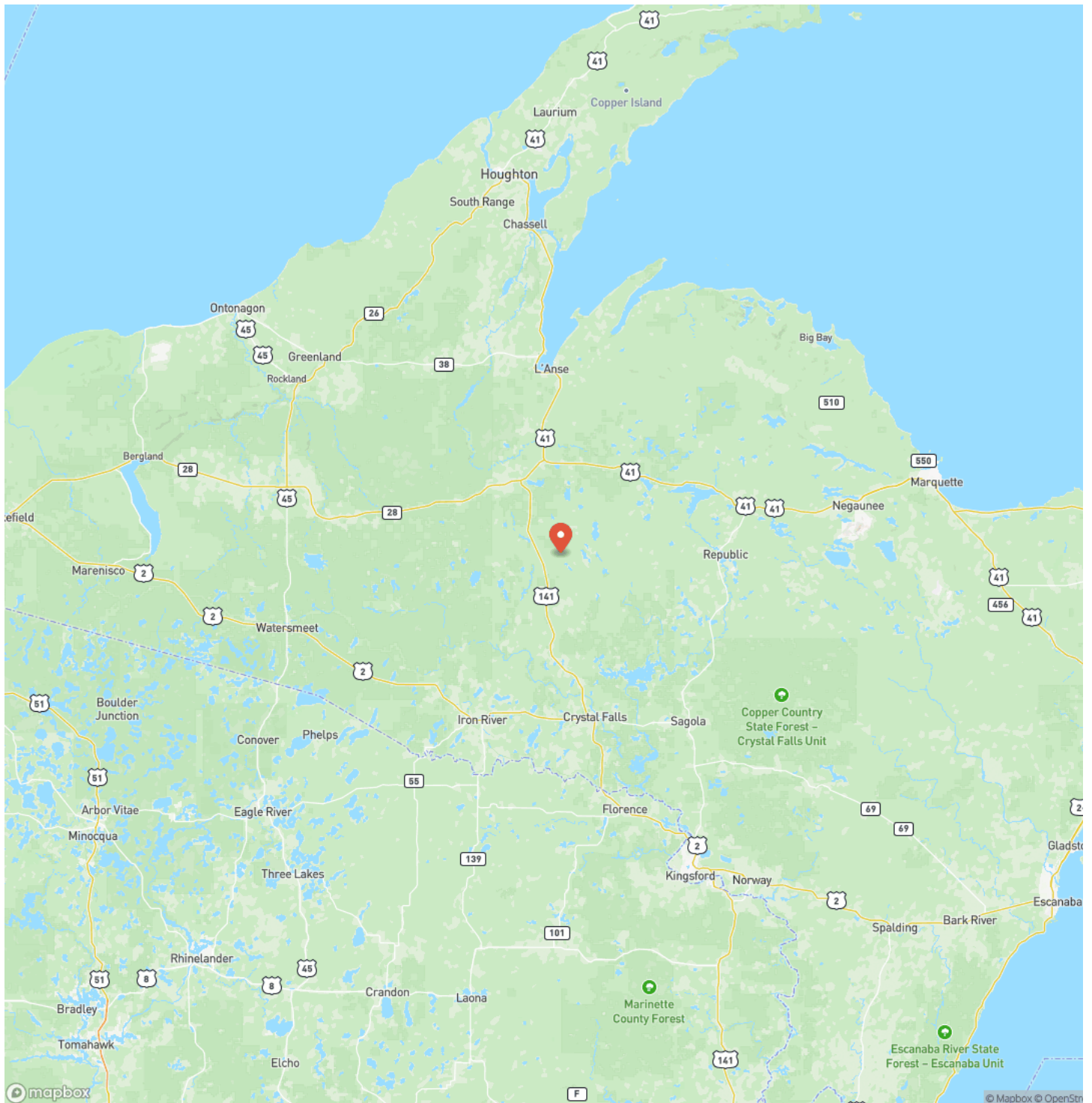
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Amasa, MI / Iron County



Locator Map



Locator Map



Satellite Map



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Amasa, MI / Iron County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jim Hammill

Mobile

(906) 250-6758

Email

jimhammill@hughes.net

Address

856 West Washington Street

City / State / Zip

Marquette, MI 49855

NOTES



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DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Great Lakes & Land Real Estate Co, Inc
856 West Washington
Marquette, MI 49855
(906) 228-9312
greatlakesandland.com

