

12 Corners Winery | Offering Memorandum

1201 N Benton Center Rd Benton Harbor, MI 49022

PROPERTY SUMMARY

Tax ID	03-9888-0024-00-0
Price	\$3,500,000
Year Built	2012
Square Footage	11,181
Lot Size	115 acres
Lot Dimensions	Irregular
2024 SEV	\$924,900
Legal Description	SPLIT ON 12/07/2012 FROM 03-0011-0004-04-3; BEG 1652.70' NOODEG13'12"W OF SW COR SEC 11 T4S R18W TH NOODEG13'12"W 660.00' TH S89DEG46'05"E 1250.00' TH



PROPERTY DESCRIPTION

The standout feature of this unique property is its established winery and thriving vineyard. This land has been meticulously cultivated to produce high-quality grapes used in the production of fine wines. Whether you're an established vintner or have aspirations to become one, this location offers a turnkey solution with vast acreage ready for expansion.

Additionally, the property provides ample space for agricultural pursuits. The sprawling fields are perfect for those interested in farming or cultivating other types of crops. With such a large expanse of fertile land, the possibilities are truly vast.

The property's location also offers strategic advantages for businesses. It is conveniently located close to the interstate, providing easy accessibility and visibility which could be beneficial for any enterprise. Come envision your future here at 12 Corners Winery.



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