

# FOR SALE

THE RIDGE CONDOMINIUM DEVELOPMENT  
HARBOR SPRINGS, MICHIGAN



## LOCATION

- At Birchwood Farms Golf & Country Club
- Exclusive 27 Hole Private Country Club
- Beautiful Harbor Springs, Michigan

## AVAILABLE FOR PURCHASE

- Vacant Land for 12 Luxury Condominium Units
- Overlooking Hole #2 of the Birches Course
- 3 Luxury Condominium Units Under Construction
- All Approvals In Place
- All Utilities In Place - Paved Streets
- See Broker For Full Details

## FOR DETAILS CONTACT

John Dinsmore

[john.dinsmore@lee-associates.com](mailto:john.dinsmore@lee-associates.com)

(810) 923-9106



All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and some is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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This is a fully approved 20 unit luxury (selling in the \$700,000.00 to \$900,000.00 range) condominium development situated on Fairways Drive at beautiful Birchwood Golf & Country Club (a 27 hole private club) overlooking hole #2 of the Birches Course. Club membership available for owners. Seller has completed five units, has three units under construction and remainder land for final 12 approved units available for purchase.. All approvals have been obtained (except final building permits to be obtained by eventual builder). All utilities are in place, paved roads, near beautiful Harbor Springs, Michigan. Vacant land unit addresses are 724 thru 788 Fairways Drive. Three units under construction are 807 thru 811 Fairways Drive and available for purchase (\*\*pricing for 3 under construction condos may vary depending on stage of construction completion at time of purchase).

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ArcGIS Web Map



Map Produced Using the  
Emmet County  
Internet Mapping Portal



Author: ArcGIS Web AppBuilder  
Date: 12/28/2023

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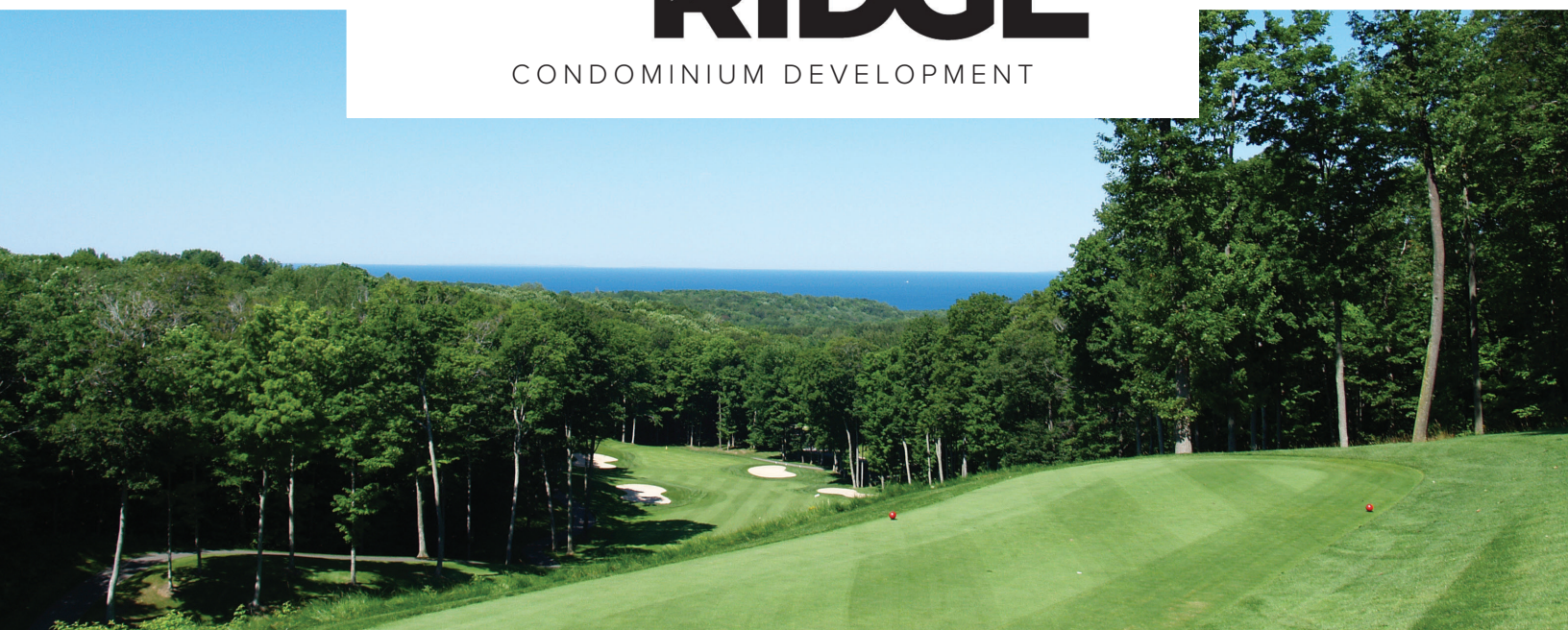
**THE RIDGE CONDOMINIUM DEVELOPMENT**  
HARBOR SPRINGS, MICHIGAN

**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES



# THE RIDGE

CONDOMINIUM DEVELOPMENT



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26555 Evergreen Rd, Suite 1060 | Southfield, Michigan 48076 | 248.351.3500 | [lee-associates.com](http://lee-associates.com)

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# FOR SALE

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Front Elevation



Rear Elevation

SCALE: 1" = 15'-0"

## Plan #2065

R3Z NORTHERN, LLC  
The Ridge Condo's



Left Elevation



Right Elevation

SCALE: 1" = 15'-0"

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PLAN #2065  
P311 - ARCHITECTS  
DECEMBER 15, 2022

## Plan #2065

R3Z NORTHERN, LLC  
The Ridge Condo's



Front Elevation



Rear Elevation

SCALE: 1" = 15'-0"

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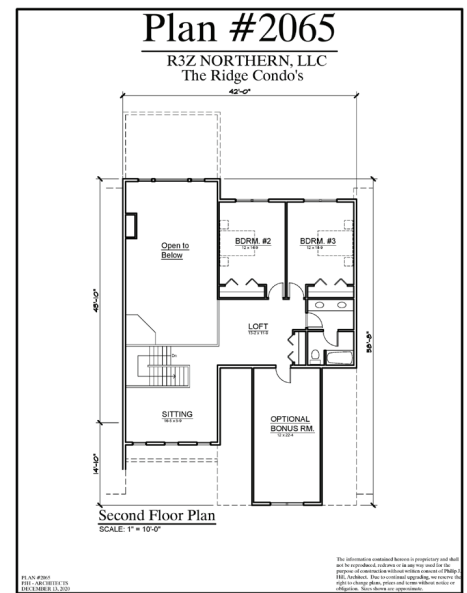
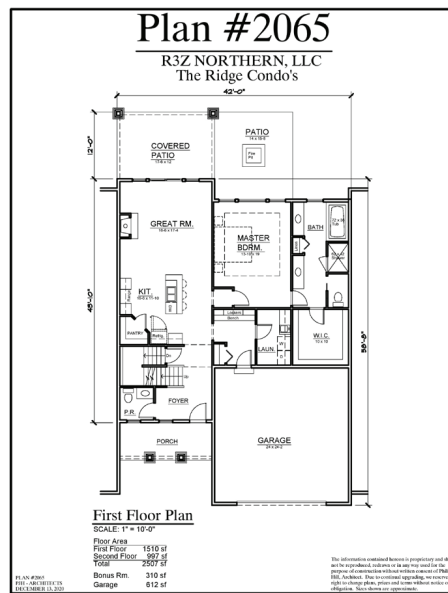
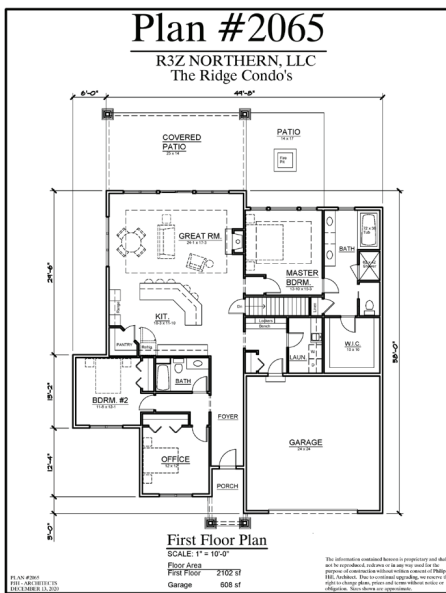
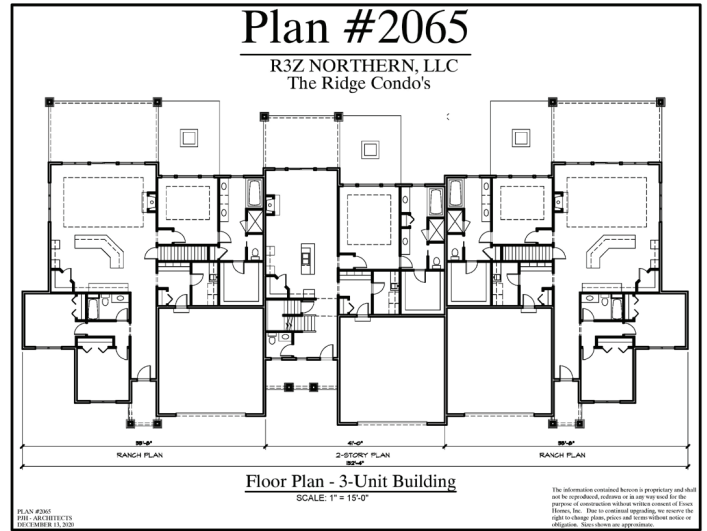
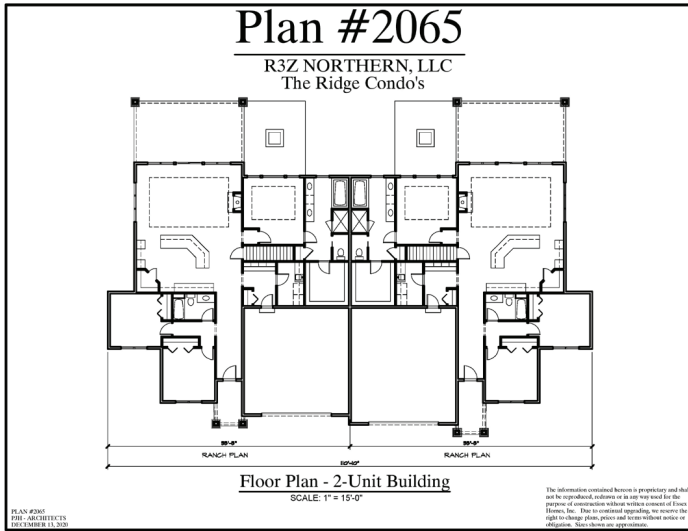
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**VIEW THE RIDGE CONDOS 3 UNIT PLAN**

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At The Ridge, home is more than a building. Home is a retreat with open spaces inside and out. It's tall ceilings and open floor plans that create a place where you can breathe. It's oversized windows that allow natural light to pour into your home and provide a breathtaking view of all four seasons in the heart of Northern Michigan. It's highly functional and intelligently designed living spaces.

With exclusive access to Birchwood Farms Golf and Country Club, home is being connected to your local community. It's a round of golf on one of three courses. It's tennis and pickleball matches for the whole family. It's spending time at the pool throughout the summer. It's fine dining, year-round social events, and memories made with family and friends.

Home is the convenience of local shopping, dining, and entertainment in one of Michigan's most charming small towns. It's spending the day on the sandy beaches or out on a boat in Little Traverse Bay. It's hiking and kayaking. Snowshoeing and cross-country skiing. It's finish and hunting. And it's everything in between.

Home isn't just a house. Home is an experience.

Spacious, open layouts.

Large selection of upgrades and customizations

Full basement + bonus room options

Full access to Birchwood Farms Golf and Country Club's amenities

2-3 bedrooms | 2-2.5 bathrooms

2-car attached garages

2-and 3-unit buildings

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## SALE PRICE

\*\$1,500,000.00/Land for 12 Condos or  
\*\*\$2,671,075.00/includes 3 units under construction.

## UTILITIES

Natural Gas, Community Well, Community Septic

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