

**ASKING PRICE:**

**\$1,300,000**

**Fabulous Lakefront Recreational Features**

- ◆ Mostly-Wooded & Rolling Terrain with Scattered Picnic Areas
- ◆ 2,000 ft. of Frontage (approximate) on All Sports Silver Lake
- ◆ 200 ft. +/- Sandy Beach with Swimming Area and Observation Deck Overlooking Lake
- ◆ 3-4 Acres of Open Field for Camp Activities, Gardens, etc.
- ◆ Large Boat House with Various Equipment
- ◆ Unique Recreational Site is Perfect for a Corporate Retreat/Employee Campground, a Church Site, a Single Family Homestead or for the Development and Sale of Multiple Lakefront Homes

**Beautiful 60 Acre Mostly Wooded Site  
On Silver Lake In  
Pinckney Recreational Area**



**The Camp Big Silver Story**

Camp Big Silver has been owned by the Boys and Girls Club of Toledo since 1937. Over the years, its' beauty and tranquility have inspired many inner city youths who may otherwise have never had the opportunity to spend quality time in nature. As of today, the natural beauty of Silver Lake continues to be untouched by the development that has overtaken many lakefronts in the area and hasn't been operated since 2015.

For more information contact:

**STEVEN R. LENNEX, CCIM**

**LENNEX REALTY COMPANY, LLC**

7116 Summerfield Rd. Suite 1E, ◆ P.O. Box 292 ◆ Lambertville, MI ◆ 48144 ◆ p: 734.856.6464 ◆ f: 419.517.5042  
[www.LennexRC.com](http://www.LennexRC.com)

All dimensions and acreage content are subject to survey. The availability and taxability of all public utilities is subject to purchaser's confirmation of same. All information furnished as submitted may be subject to errors and omissions. No warranty or representation is made as to accuracy thereof.

## Phenomenal & Easily Accessible Location

- ◆ Located in the heart of the Midwest with all the scenic beauty and outdoor adventures of “Pure Michigan”
- ◆ Straddles two counties, Livingston County (Putnam Township) to the north and Washtenaw County (Dexter Township) to the south.
- ◆ Conveniently accessible to I-94, US-23 & I-96
- ◆ Close to major metropolitan areas: Ann Arbor - 30 minutes; Detroit - 1 hour; Grand Rapids - 2 hours; Chicago - 4 hours

## Numerous Buildings, Improvements & Equipment

- ◆ Recreation Hall
- ◆ Dining Hall with Commercial Kitchen
- ◆ 10 Cabins
- ◆ 5 Cottages
- ◆ Duplex with Private Bathrooms
- ◆ Bath House
- ◆ Laundry House
- ◆ Boat House
- ◆ 2 Caretaker Homes & Barn Subject To Lease
- ◆ Director Cottage and Home
- ◆ Sale Includes All Equipment and Furnishings on site Except As Otherwise Excluded By Seller on a Separate List

## Functional Utilities & Mechanical Systems

- ◆ Updated electrical service to all cabins
- ◆ 6 inch well & Kinetico water softener system
- ◆ Property serviced by multi-lake sewer and drain field systems

## Appropriate Zoning

- ◆ 26.77 acres in Putnam Township, Livingston County - Resource Based Recreation (RBR)
- ◆ 32.72 acres in Dexter Township, Washtenaw County - Zoned “Recreation Conservation” (RC) which may allow for additional structures and improvement of existing structures under Article 17 - Open Space Communities

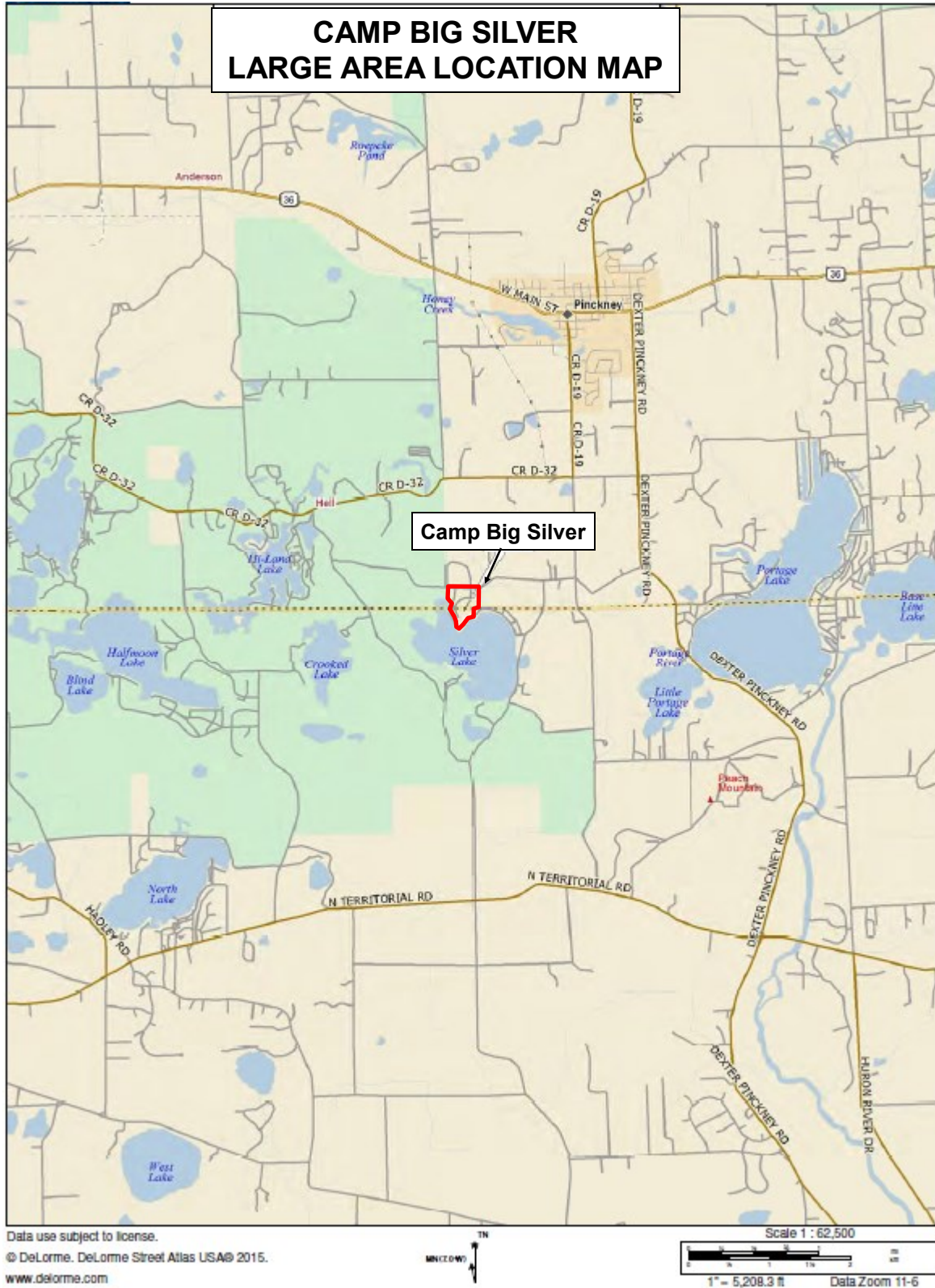
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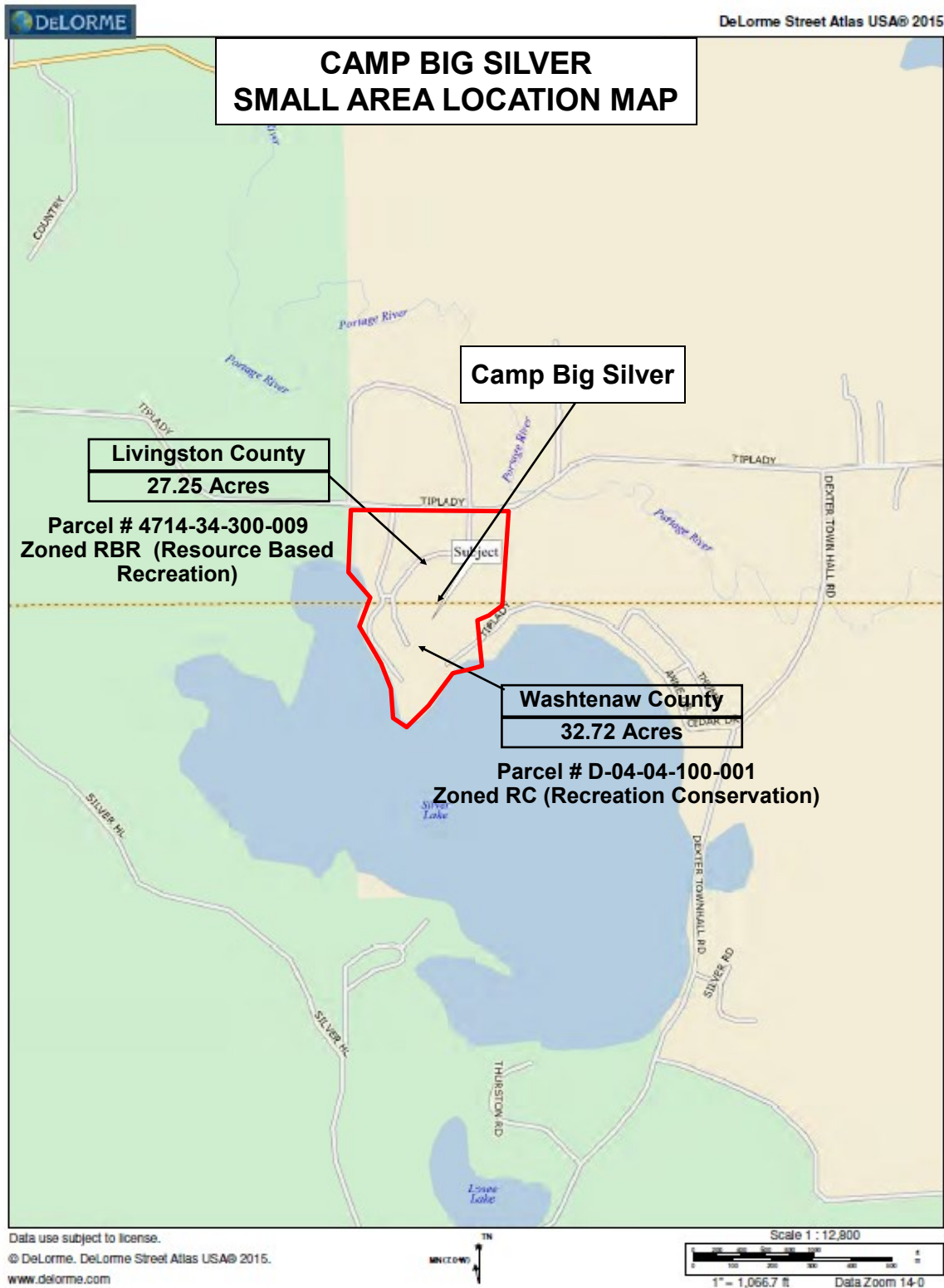
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**CAMP BIG SILVER - AERIAL VIEW**



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