

# Landman Realty LLC

608-339-8030

## Brand New Handcrafted Cedar Home with Reclaimed Barn Timber Decor



Address: **W 11th Ct.  
Friendship, WI 53934**

List Price: **\$184,900**

Listing #: **0701377**

Status: **Sold**

MLS Area: **Adams**

Style: **Multi-Level-3**

Ownership: **Single Family**

Total Bdrms: **3**

Total Baths: **2**

**Home modeled with Barn Timber and has Deeded Access to Big Roche A Cri Lake!**

Comments: **Unique, Unique, Unique! On this beautifully wooded lot, there is a beautifully unique and handcrafted home that could be yours.**

**The three bedroom, 2 bath home, has deeded lake access to Big Roche A Cri lake an all-sports lake where you can fish, boat, ski, swim, skate or enjoy a full water recreational agenda until your heart is content. The home features in floor heat, a whirlpool tub, fireplace and several other lovely amenities. Everything is handcrafted and built with care to last. Truly a must see!**

**From Adams: Hwy 13 N to Cottonville Ave E to W. 11th Ct N.**

### Residence Information

Year Built: **2007**  
Occupancy: **Vacant**

Roof: **Shingle**  
Exterior: **Cedar**  
Trim Type: **Other**

AG Sq Ft:  
Main Sq Ft:  
BG Sq Ft:  
Total Sq Ft: **1,296**

Fireplaces: **1**  
Fireplace Fuel: **Gas**

Included: **None**

Not Included: **Seller's Personal Property**

Basement Type:  
Walk-out:

AC Type: **None**  
Heat Type: **Other**  
Water Softener:

Garage Type: **None**  
# of Stalls:  
Garage Sq Ft:  
Driveway: **Dirt**

Avg Utilities:  
Assc Fee:

### Amenities

**Ceiling Fan  
Country Home  
Deck  
Eat-In Kitchen  
Fireplace  
Master Bath  
Mstr Brd Walk-In Closet  
Other  
Porch  
Thermo Pane Windows  
Whirlpool**

### Rooms

<u>Floor</u>	<u>Room</u>	<u>Size</u>	<u>Description</u>
Main Floor	Living	18x11	
Main Floor	Kitchen	18x8	kitchen dining combo
Main Floor	Master Bedroom	10x17	full bath
Main Floor	Bedroom	16x9	
Main Floor	Bedroom	9x11	
Main Floor	Other	11x7	utility

**Property Information**

Est Acres: **0.61**  
 Lot Size: **irr**  
 Frontage Ft:  
 Depth Ft:

Gross Taxes: **212**  
 Tax Class:  
 Tax Yr: **2007**  
 Assessments:

Elem School: **Adams**  
 JH/Mdl School: **Adams**  
 Sr High School: **Adams**

Water Type: **Private Well**  
 Sewer Type: **Septic**  
 Fuel Type: **Propane**

Lake Name: **Deeded Lake Access**  
 S-T-R: **5 - 18 - 6**

Flood: **Not Required**  
 Zoning: **Residential**

Possession: **DOC**  
 Terms:

Plat: **Roche A Cri Waters**  
 Parcel: **24-2159-0507**

Township: **(T) Preston**  
 Assessed Value:

Latitude:  
 Longitude:

Legal Description: **Lot 8 Roche A Cri Waters**

**Property Features**

**Wooded Area**  
**Mobile Homes Allowed**  
**Paved Road Frontage**  
**Soil Test on File**

**Pictures**