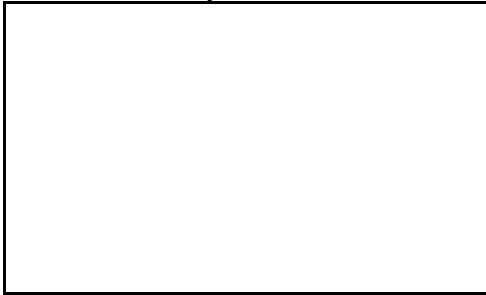


**Landman Realty LLC**  
**608-339-8030**

Beautiful Country Mobile With Eat-in Kitchen



Address: **1384 W 11th Ct.**  
**Friendship, WI 53934**

List Price: **\$67,900**  
 Listing #: **0800166**

Status: **Active**  
 MLS Area: **Adams**

Style: **Mobile Home/Lot**  
 Ownership: **Single Family**

Total Bdrms: **3**  
 Total Baths: **1**

**Well Cared for Mobile close to Big Roche A Cri Lake - REDUCED**

Comments: **This beautiful mobile home was built in 1999 and is in excellent condition. It is located in Central Wisconsin's Adams County and is close to Big Roche A Cri Lake, an allsports lake where you can swim, fish, boat, and ski to name a few water activities. The pier and access are just a short distance away from the home. Stove, refrigerator, air conditioning unit, love seat, couch and three double beds will stay with the move, making your move simple. From Adams: Hwy 13 N to Cottonville Ave E to W 11 Ct N to property on the right.**

Residence Information		Amenities	
Year Built: <b>1999</b>	Basement Type: Walk-out:	Country Home	
Occupancy: <b>Vacant</b>	AC Type: <b>Window</b>	Deck	
Roof: <b>Shingle</b>	Heat Type: <b>Forced Air</b>	Eat-In Kitchen	
Exterior: <b>Vinyl</b>	Water Softener:	Master Bath	
Trim Type: <b>Wood</b>	Garage Type:	Other	
AG Sq Ft:	# of Stalls:		
Main Sq Ft: <b>980</b>	Garage Sq Ft:		
BG Sq Ft:	Driveway: <b>Gravel</b>		
Total Sq Ft: <b>980</b>	Avg Utilities:		
Fireplaces:	Assc Fee:		
Fireplace Fuel:			
Included: <b>Stove, refrigerator, ac unit, couch, love seat, 3 double beds, anything else seller wishes to leave.</b>			
Not Included: <b>Seller's personal property/lp tank</b>			

Rooms			
<u>Floor</u>	<u>Room</u>	<u>Size</u>	<u>Description</u>
Main Floor	Living	12x15	
Main Floor	Kitchen	12x11	
Main Floor	Bedroom	12x10	
Main Floor	Bedroom	12x8	
Main Floor	Bedroom	9x9	

**Property Information**

Est Acres: **0.60**  
 Lot Size:  
 Frontage Ft:  
 Depth Ft:

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

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

Possession: **DOC**  
 Terms:

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

Legal Description: **Lot 164 of Big Roche A Cri Subdivision**

Gross Taxes: **846**  
 Tax Class:  
 Tax Yr: **2007**  
 Assessments:

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

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

Plat: **Roche A Cri Lake Sub**  
 Parcel: **24-2108**

Latitude:  
 Longitude:

**Property Features**

**Landscaped**  
**Mobile Homes Allowed**  
**Wooded Area**