





**MLS #: 1489951**    **Active**    **Single Family**    **Price: \$144,900**  
**1163 Dakota Ct**    **Town Adams**    **A01**  
**County:** Adams    **Zip:** 53934    **State:** WI  
**Subdivision:** None

**Bedrooms:** 3    **Est. Fin Above Grade SqFt:** 840  
**Full Baths:** 2    **Est Fin Below Grd Exp SqFt:**  
**Half Baths:** 0    **Est. Finished Non-Exp SqFt:**  
**Est. Age:** 35    **Est. Total Finished SqFt:** 1090

*Open House:*

**Directions:** From Adams: Hwy 13 N, Dakota Ct E, follow to address on left 1163

Click M for Map:   
 Documents (if any): 

	<u>Lvl</u>	<u>Dim</u>		<u>Lvl</u>	<u>Dim</u>		<u>Lvl</u>	<u>Dim</u>		<u>Baths</u>			
<b>Living Rm:</b>	M	20x20	<b>Mstr BedRm:</b>	M	13x11	<b>Laundry:</b>	N			<b>Full</b>	<b>Half</b>	<b>1/4</b>	
<b>Dining Rm:</b>	N		<b>2nd BedRm:</b>	M	8x14					<b>Upper:</b>	1	0	0
<b>Kitchen:</b>	M	10x12	<b>3rd BedRm:</b>	M	12x16					<b>Main:</b>	1	0	0
<b>Family/Rec:</b>	N		<b>4th BedRm:</b>							<b>Lower:</b>	0	0	0

**School District:** Adams-Friendship    **Elementary:** Adams-Friendship    **Middle:** Adams-Friendship    **High:** Adams-Friendship

<b>Legal:</b>	Pt NE 1/4 NW 1/4 Lot 1 CSM 3555 81 WF	<b>Land Assess:</b>	\$ 47,200
<b>Parcel #:</b>	002-00523-0000	<b>Zoning:</b>	Reside
<b>Est. Lot Size:</b>	.51 acres	<b>Builder:</b>	
<b>Est. Lot Sq. Ft.:</b>		<b>Total Assess:</b>	\$ 140,600 / 2007
		<b>Net Taxes:</b>	\$ 1892 / 2007

<b>Type</b>	1 story	<b>Fuel</b>	Natural gas
<b>Style</b>	Raised Ranch	<b>Heating/Cooling</b>	Hot water, Wndw/wall AC
<b>Master Bedrm Bath</b>	Full	<b>Water/Waste</b>	Well, Non-Municipal/Prvt dispos
<b>Dining</b>	Eat-in kitchen	<b>Roof</b>	Compstn/Fiberglass
<b>Kitchen Features</b>	N/A	<b>Barrier-free</b>	First floor bedroom, First floor full bath
<b>Fireplace</b>	None	<b>Miles to Capitol</b>	Over 50 miles
<b>Basement</b>	Walkout to yard	<b>Terms/Misc.</b>	Cash
<b>Garage</b>	2 car	<b>Waterfront</b>	Has actual water frontage, On a lake, Dock/Pier, 51-100 feet
<b>Driveway</b>	Blacktop/Asphalt	<b>Lake/River</b>	Friendship Lake
<b>Exterior</b>	Vinyl		
<b>Lot Size</b>	1/2 to 1 acre		
<b>Lot Description</b>	Standard, Wooded, Rural-not in subdivision		

**Interior Features** All window coverings, At Least 1 tub

**Exterior Features** N/A

Friendship Lake Home with Beautiful View of the Lake - Looking for a 4 season home (check this out), 3 bedroom, 2 bath, raised ranch, large wrap around deck overlooking the lake with 82 feet of gentle sloping lake frontage. this gorgeous friendship home is coming with window treatments, so get ready to move right in. Enjoy all the amenities of town without living in town.

**Sold Price:**                      **PtsPd/SlrCr:**                      **Closing Date:**

*This information provided courtesy of: Landman Realty LLC*

*SCWMLS and brokers do not guarantee accuracy of information. All material information must be independently verified by buyer. Equal housing opportunity listing.*



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