



MLS #: [1534872](#) Active      Lots & Acreage LP:      \$34,900  
**Lot 4 Gale Ave**      **Town Dell Prairie**      A05  
 County: Adams      Zip: 53965      State: WI  
 Subdivision:

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**Total Acreage:**      2.00      **Price/SqFt:**      0.00  
**Wooded Acres:**      2.00      **Number of Lots:**      1  
**Pasture Acres :**      0.00      **Lot Number(s):**      4  
**Tillable Acres:**      0.00      **Section Number:**      5  
**Wetland Acres:**      0.00



**Directions:** From Friendship:Hwy 13 South, East on K, North on 11th Av, West on Gale Av to property on the Left.

**School District:** Wisconsin Dells      **Elementary:** Call School District      **Middle:** Call School District      **High:** Call School District

**Utilities Avail:**      Yes      **Specific Builder Required:**      No      **Owner:**      LLC BARRINGTON  
**Improvements:**      No      **Special Assessment:**      No

**Legal Description:** PT GOVT LOT 2 LOT 4 CSM 5164      **Land Assessmnt:** \$      0  
**Parcel #:**      008-00120-0030      **Improvements:** \$      0  
**Lot Size:**      154x566      **Est. Lot SqFt:**      **Total Assessmnt:** \$      0      / 2008  
**Zoning:**      Reside      **Net Taxes:**      \$      0      / 2007

<b>Type</b>	Rural	<b>Purchase Options</b>	Sell entirely, Additional land available
<b>Present Zoning</b>	Single family	<b>Special Assessments</b>	None
<b>Utilities Avail. (To Lot)</b>	Electricity, Telephone	<b>Available Info</b>	Cannot be divided, Certified survey, Restrictions/Covenants
<b>Water System</b>	None presently	<b>Miscellaneous</b>	N/A
<b>Waste Disposal</b>	None presently	<b>Terms</b>	Cash
<b>Road</b>	Gravel	<b>Occupancy</b>	At Closing
<b>Improvements</b>	None	<b>Miles to Capitol</b>	Over 50 miles
		<b>Waterfront</b>	N/A
		<b>Lake/River</b>	

**Lot Description** Rural - not in subdivisn  
**Features**      Wooded  
**Topography**      Level

Bring your building plans to the scenic area of Wisconsin Dells! Lots of recreational activity is in store for you here! Fish, swim or boat on the Wisconsin River, Castle Rock Lake or Trout Creek that are just minutes from this wooded 2 acre homesite! More land available! So bring your friends or family to be your neighbors! Make this your full time home or leisurely retreat. Golfing, hiking, biking are nearby too! Off the beaten path in a quiet area, but close to all the excitement! Don't wait!

<b>List Agent:</b> John Olson	(608) 339-8030	<b>List Date:</b>	9/3/2008
<a href="mailto:landman@thelandman.net">landman@thelandman.net</a>		<b>Expiration Date:</b>	9/2/2009
<b>List Office:</b> Landman Realty LLC	(608) 339-8030	<b>Subagent Comm:</b>	4
PO Box 167	Fax # (608) 339-8035	<b>BuyerAgent Comm:</b>	4
Friendship WI 53934 0167			
<b>Sale Agent:</b>		<b>Sub to Policy Ltr:</b>	No
<b>Sale Office:</b>		<b>Variable Comm:</b>	No
<b>Sold Price:</b>	<b>PtsPd/SlrCr:</b>	<b>Named Exceptions:</b>	No
<b>PendingDate:</b>	<b>Closing Date:</b>	<b>Days On Mrkt:</b> 12	<b>Exclusive Agency:</b> No
		<b>Licensee Interest:</b>	No
		<b>Multiple Rep:</b>	No

Buyer to verify this information as provided by seller, listing broker & other parties. Equal housing opportunity listing. SCWMLS