



MLS #: 1562280      Active      Lots & Acreage      Price:      \$12,900  
 00 Duck Creek CT      Town Adams      A01  
 County: Adams      Zip: 53910      State: WI  
 Subdivision: Pine Oaks Subdivision

-----  
**Total Acreage:** 0.46      **Price/SqFt:** 0.00  
**Wooded Acres:** 0.46      **Number of Lots:** 1  
**Pasture Acres :** 0.00      **Lot Number(s):** 18  
**Tillable Acres:** 0.00      **Section Number:** 30  
**Wetland Acres:** 0.00

**Directions:** From Adams: Hwy 13 S, Hwy F W, 13th Dr. S, to Duck Creek Ct, property on right

**Click for Map:**

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

**Utilities Avail:** No      **Specific Builder Required:** No  
**Improvements:** No      **Special Assessment:** No

**Legal Description:** Lot 18 Pine Oaks Subdivision NE-NW 30 T1      **Land Assessmnt:** \$ 15,900  
**Parcel #:** 002-01762-0000      **Improvements:** \$ 0  
**Lot Size:**      **Est. Lot SqFt:**      **Total Assessmnt:** \$ 15,900 / 2008  
**Zoning:** Res      **Net Taxes:** \$ 218 / 2008

<b>Type</b>	Rural	<b>Purchase Options</b>	Sell entirely
<b>Present Zoning</b>	Single family	<b>Special Assessments</b>	None
<b>Utilities Avail. (To Lot)</b>	None	<b>Available Info</b>	Cannot be divided, Approved plat map, 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>	Blacktop/Asphalt	<b>Miles to Capitol</b>	Over 50 miles
<b>Improvements</b>	None	<b>Waterfront</b>	N/A
		<b>Lake/River</b>	

**Lot Description** Rural - in subdivision  
**Features** Wooded  
**Topography** Level

Come to Central Wisconsin's favorite vacation spot! This all wooded lot is just minutes to Castle Rock Lake and only 25 minutes to Wisconsin Dells! Great fishing, waterskiing and all the watersports you love will be nearby. Bring your building plans for that getaway cabin you've been dreaming about or a full time home. Lots of deer & turkey in this area to be your neighbors! Make this your headquarters for fun and adventure in popular Adams county! Lots for your money at this very affordable price!

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

*This information provided courtesy of: Landman Realty LLC*

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



**Tanya Rothe\***  
**Landman Realty LLC**  
*landman@thelandman.net*

