




MLS #: 1582056      Active      Lots & Acreage      Price: \$43,900  
**L6 Bighorn AVE**      **Town Colburn**      A04  
 County: Adams      Zip: 54943      State: WI  
 Subdivision:

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**Total Acreage:** 10.07      **Price/SqFt:** 0.00  
**Wooded Acres:** 0.00      **Number of Lots:** 1  
**Pasture Acres :** 0.00      **Lot Number(s):** 6  
**Tillable Acres:** 0.00      **Section Number:** 17  
**Wetland Acres:** 0.00

**Directions:** From Friendship: Hwy 13 N, Bighorn Ave. E, To Property On Right

[Click M for Map:](#)   
[Click D for Documents \(if any\):](#)

**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 6 CSM 4520      **Land Assessmnt:** \$ 30,200  
**Parcel #:** 006-00307-0010      **Improvements:** \$ 0  
**Lot Size:**      **Est. Lot SqFt:**      **Total Assessmnt:** \$ 30,200 / 2009  
**Zoning:** Reside      **Net Taxes:** \$ 494 / 2009

<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>	Electricity, Telephone	<b>Available Info</b>	Certified survey
<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>Miles to Capitol</b>	Over 50 miles
<b>Improvements</b>	None	<b>Waterfront</b>	N/A
		<b>Lake/River</b>	

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

Enjoy the very best that Adams County has to offer! Over 10 acres with woods to explore, in an area of abundant wildlife! Plan that get-away cabin here or that dream home! There is a site close to the roadside that is already cleared! About an acre on the backside of property is wetlands that attract all kinds of wild creatures! An old abandoned airstrip cuts across the property. Good spot for watching the deer & turkeys! Bring the camera!

**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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