

	MLS #: 1619938	Active	Lots & Acreage	LP: \$56,900	
	747 18TH AVE		Town	Monroe	A11
	County: Adams		Zip: 54613	State: WI	
	Subdivision: Petenwell Landing				

	Total Acreage:	4.64	Price/SqFt:	0.00	
	Wooded Acres:	4.64	Number of Lots:	1	
Pasture Acres :	0.00	Lot Number(s):	47		
Tillable Acres:	0.00	Section Number:	5		
Wetland Acres:	0.00				

Directions: From Friendship, North on 13, West on 21, North on Z, Left on 18th Av to property on Left.

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

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

Legal Description: Lot 47 Petenwell Lndg.

Lot Size: 4.64 A per tax roll

Parcel #: 018-01063-0146

Est. Lot SqFt:

Zoning: Res

Net Taxes: \$ 756 / 2010

Type Rural
Present Zoning Single family
Utilities Avail. (To Lot) Electricity, Telephone
Water System Well required, None presently
Waste Disposal Non municipal/Private req, None presently
Road Blacktop/Asphalt
Improvements None

Purchase Options Sell entirely
Special Assessments Unknown
Available Info Cannot be divided, Aerial photos, Approved plat map, Restrictions/Covenants
Miscellaneous Neighborhood/Addtl Fees, N/A
Terms Cash
Miles to Capitol Over 50 miles
Waterfront Deeded access-No frontage, Lake, Water ski lake

Lot Description Rural - in subdivision
Features Wooded
Topography Level

Almost 5 acres with deeded access to Lake Petenwell, the 2nd Largest body of water in Wisconsin! Beautifully wooded parcel in a popular recreational area that has abundant wildlife! Make this your headquarters for fun and adventure! Waterski, boat, fish or sail, this lake offers it all! Bring the binoculars and observe the Bald Eagles nesting nearby! Lots of deer & turkeys too. Build that Log home you've been dreaming about! Covenants are in place to protect your investment.

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.