

	MLS #: 1622997 Active 1641 20TH AVE County: Adams Subdivision: Whitetail Run	Lots & Acreage LP: \$34,900 Town Strongs Prairie A19 Zip: 54613 State: WI																			
	<hr/> <table> <tr> <td>Total Acreage:</td> <td>0.88</td> <td>Price/SqFt:</td> <td>0.00</td> </tr> <tr> <td>Wooded Acres:</td> <td>0.88</td> <td>Number of Lots:</td> <td>1</td> </tr> <tr> <td>Pasture Acres :</td> <td>0.00</td> <td>Lot Number(s):</td> <td>3</td> </tr> <tr> <td>Tillable Acres:</td> <td>0.00</td> <td>Section Number:</td> <td>24</td> </tr> <tr> <td>Wetland Acres:</td> <td>0.00</td> <td></td> <td></td> </tr> </table>		Total Acreage:	0.88	Price/SqFt:	0.00	Wooded Acres:	0.88	Number of Lots:	1	Pasture Acres :	0.00	Lot Number(s):	3	Tillable Acres:	0.00	Section Number:	24	Wetland Acres:	0.00	
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Directions: From Friendship:North on Hwy 13, West on Hwy 21, South (L) on 20th Av to 1641 on right.

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: Whitetail Run Lot 3 & 1/8 INT OL 1 **Lot Size:** .88 Acre per tax rol
Parcel #: 034-02984-0000 **Est. Lot SqFt:**
Zoning: Res
Net Taxes: \$ 722 / 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 None Available Info Cannot be divided, Approved plat map, Restrictions/Covenants Miscellaneous Neighborhood/Addtl Fees Terms Cash Miles to Capitol Over 50 miles Waterfront N/A Lake/River
Lot Description Rural - in subdivision Features Wooded Topography Level	

Over 3/4 acre homesite to build that Log Cabin you've been dreaming about, and you will also get a share of the 30 Acre conservancy that borders your lot! The outlot acreage abutts Wisconsin River power company land that is open to the public! This is right on ATV & snowmobile routes! Enjoy all the outdoor recreation you can imagine! Also, this parcel is very close to Castle Rock Lake, the 4th largest body of water in the state! Very affordable action packed property for a low price! Don't miss out!

Sold Price: **PtsPd/SlrCr:** **Closing Date:**
This information provided courtesy of: Landman Realty LLC

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