

**Landman Realty LLC**  
**608-339-8030**

December 10, 2005



Address: **1678 20th Ave.**  
**Arkdale, WI 54613**

List Price: **\$154,300**  
 Listing #: **2015202**

Style: **Log**  
 Ownership: **Single Family**

Status: **Active**  
 MLS Area: **Adams**

Total Bdrms: **2**  
 Total Baths: **1**

**Gorgeous Log Cabin Close to Castle Rock Lake!!!**

Comments: **Nestled nicely back into a wooded lot with road frontage, this sturdy and highly appealing log home charms you from the moment you drive in. With 157 acres of conservancy to roam, and an in-yard play spot that won't quit, the kids, as well as grown-ups will have no trouble keeping occupied with good exercise and healthy fresh air in the great outdoors. The 2-story loft towers high above the corner fireplace (gas), and the open staircase. The LP furnace helps keep things toasty, and the covered entry provides weather protection during entry as well as "curb-appeal" to all those who will stop by. It's about a mile from Castle Rock Lake and just North of one of the newest golf course communities in the area. Riding stables nearby will entertain the horse lovers and long walks along Big Roche A Cri stream will bring you close to nature. This one well could be the one you are looking for! From Adams-Friendship:State Rd. 13 North, left on State 21 (w), left on 20th Av. (s), directly to property.**

Residence Information		Amenities
Year Built:	Basement Type: <b>Partial</b>	<b>Fireplace</b> <b>Eat-In Kitchen</b> <b>Country Home</b> <b>Beamed Ceiling</b> <b>Porch</b> <b>Hardwood Floors</b>
Occupancy:	Walk-out:	
Roof: <b>Shingle</b>	AC Type:	
Exterior: <b>Log</b>	Heat Type: <b>Forced Air</b>	
Trim Type: <b>Wood</b>	Water Softener:	
AG Sq Ft:	Garage Type:	
Main Sq Ft:	# of Stalls:	
BG Sq Ft:	Garage Sq Ft:	
Total Sq Ft: <b>800</b>	Driveway: <b>Gravel</b>	
Fireplaces: <b>1</b>	Avg Utilities:	
Fireplace Fuel: <b>Gas</b>	Assc Fee: <b>Yes</b>	
Included: <b>Stove, refrigerator, blinds, valances, shades</b>		
Not Included: <b>Seller's personal property - totem poles in back yard.</b>		

Rooms			
<u>Floor</u>	<u>Room</u>	<u>Size</u>	<u>Description</u>
Main Floor	Living	12x10	
Main Floor	3/4 Bath	6x11	Shower Stall
Second Floor	Master Bedroom	15x13	
Second Floor	Bedroom	10x11	
Main Floor	Family Room	10x18	
Main Floor	Other	11x16	Inclusive of Kitchen/Dining
Basement	Other	11x10	utility/furnance with concrete floor
Main Floor	Other	11x20	Deck

**Property Information**

Est Acres: **0.84**  
 Lot Size: **.84 acres**  
 Frontage Ft:  
 Depth Ft:

Gross Taxes: **1641**  
 Tax Class:  
 Tax Yr: **2004**  
 Assessments:

Elem School:  
 JH/Mdl School:  
 Sr High School: **Adams**

Water Type: **Private Well**  
 Sewer Type: **Septic**  
 Fuel Type: **Propane**

Lake Name:  
 S-T-R: **19 - 18 - 5**

Flood: **Not Required**  
 Zoning: **Residential**

Possession: **DOC**  
 Terms:

Plat: **Crystal Brook Woods**  
 Parcel: **34-1580-538**

Township: **(T) Strongs Prairie**  
 Assessed Value:

Latitude:  
 Longitude:

Legal Description: **1678 20th Ave. (38 of Crystal Brook Woods and 1/40 Int OLS 1&2)**

**Property Features**

**Recorded Covenants**  
**Wooded Area**

**Pictures**

