



N4641 Hwy 175



R-9113

OFFERED AT

~~\$124,900~~ **\$114,900**

| | | | | |
|--|-------------------------|------------------------------|-------------------------------|----------------------------|
| <u>Ranch</u> STYLE | <u>2</u> BEDROOMS | <u>.57 acres</u> LOT SIZE | <u>408</u> AREA | <u>1358</u> SQUARE FEET |
| <u>Evans, Sabish, FDL-H</u> SCHOOLS | <u>Full</u> BASEMENT | <u>2 Att.</u> GARAGE | <u>\$1,892 - '08</u> TAXES | <u>1952</u> AGE |

| | | <u>Level</u> | | <u>Level</u> |
|--------------|-----------------------------|--------------|------------|-----------------------------|
| LIVING ROOM | <u>17'9 x 12'2</u> | <u>M</u> | BEDROOM 1: | <u>14'8 x 12'5</u> <u>M</u> |
| DINING ROOM: | <u>11'8 x 10'7</u> | <u>M</u> | BEDROOM 2: | <u>13' x 11'8</u> <u>M</u> |
| KITCHEN: | <u>12' x 11'8</u> | <u>M</u> | BEDROOM 3: | |
| FAMILY ROOM: | | | BEDROOM 4: | |
| DEN: | | | BEDROOM 5: | |
| OTHER: | <u>Rec Room 21'8 x 13'5</u> | <u>B</u> | OTHER: | |
| FULL BATH: | <u>Shower over Tub</u> | <u>M</u> | HALF BATH: | |
| FULL BATH: | | | HALF BATH: | |

OFFERED BY: CENTURY 21 Fox Valley OFFICE # 921-2300 CONTACT: Len Bacon
 HOME # 948-2900 MOBILE # 948-2900 OWNER: Koehler
 MLS # 40902191

ADDRESS: N4641 Hwy 175

DIRECTIONS: Hwy 175 south just past Lost Arrow Rd. to address and sign.

SPECIAL FEATURES:

Stone country ranch on .57 acre lot only 1 mile out of city. Attached 2 car garage, rec room in basement.

INCLUSIONS:

Water Softener, range, refrigerator, window dressings.

EXCLUSIONS:

Drapes, washer, dryer, cherry blossom tree in front yard.

ADDITIONAL INFORMATION:

Joint well, easment on drive to be drafted.

Yes

SIGN

LOCK BOX

KEY

D.O.C.

OCCUPANCY

Seller

OCCUPANT

Lannon Stone

EXTERIOR

Residential

ZONING

AIR CONDITIONER

FIRE PLACE

Breakers

ELECTRICAL

Oil Boiler

HEAT TYPE

\$30.50

AVE HEAT/MO.

Electric

WATER HEATER

Shared Well

WATER

Septic

SANITARY

Cement Block

FOUNDATION

SPECIAL

No

FLOOD PLAIN

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