



MLS #: 1604905 **Active** **Lots & Acreage** **LP: \$32,000**
Lot 8 S Badger Ln **Town** **Monroe** **A11**
County: Adams **Zip:** 54613 **State:** WI
Subdivision: Petenwell Landing

Total Acreage: 2.71 **Price/SqFt:** 0.00
Wooded Acres: 2.71 **Number of Lots:** 1
Pasture Acres : 0.00 **Lot Number(s):** 8
Tillable Acres: 0.00 **Section Number:** 5
Wetland Acres: 0.00

Directions: From Adams-Friendship:N on Hwy 13, L (W) on Hwy 21, R on Cty Rd Z (N), L 18th Av, L on S Badger Ln
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: Petenwell Landing Lot 8 **Lot Size:** 2.71 A per tax roll
Parcel #: 018-01063-0107 **Est. Lot SqFt:**
Zoning: Res **Net Taxes:** \$ 570 / 2009

Type	Rural	Purchase Options	Sell entirely
Present Zoning	Single family	Special Assessments	None
Utilities Avail. (To Lot)	Electricity, Telephone	Available Info	Cannot be divided, Aerial photos, Approved plat map, Restrictions /Covenants
Water System	Well required, None presently	Miscellaneous	Neighborhood/Addtl Fees
Waste Disposal	Non municipal/Private req, None presently	Terms	Cash
Road	Blacktop/Asphalt	Miles to Capitol	Over 50 miles
Improvements	None	Waterfront	Deeded access-No frontage
Lot Description	Rural - in subdivision		
Features	Wooded		
Topography	Level		

Bring the your building plans to this gorgeous wooded cabin-site that comes with deeded access to Lake Petenwell! Enjoy excellent water recreational activities and day dock within walking distance! Fish, swim, boat, ski or sail! Peaceful area where the wildlife is abundant! Eagles soaring & Whitetail deer bounding are familiar sights in this neighborhood! Petenwell Landing covenants are in place to protect your investment. Call now for details!

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