PREFERRED
PROPERTIES
OF FOND DU LAC, INC.

(920) 923-5556

Please Visit Our Website At www.ppfdl.com

Address: W4090 McCabe Rd., Malon 53049

Price: $239,900 **Lot Size:** .97 acres **Sq. Ft:** 2072

Style: Ranch **Age:** 1972 **Taxes:** $3,367.31 -'19

Exterior: Stove/Cedar **Water Heater:** Gas **Ave. Utility Cost:** $161/mo.

Schools: Lakeshore/Sabish/FDL High **Garage:** 2 car att. + 3 car detached

Heat: Gas HW **Air:** None **Basement:** Part/0% finished

Sanitary: Septic **Water:** Private Well **Flood Plain:** No

Directions: Hwy 151 to Cty WH, E to McCabe Rd, R to address (corner of Fineview and McCabe)

Room Sizes:

Living Room:	17'11	x	15'5	**Bedroom:**	15'2	x	12'
Kitchen:	11'1	x	9'2	**Bedroom:**	12'	x	11'6
Dining Room:	12'11	x	12'2	**Bedroom:**	12'4	x	11'9
Dinette:	13'4	x	11'3	**Office:**	13'9	x	11'1
Laundry:	8'	x	6'4	**Bath:**	3/4	(MBR)	
Bath:	Full	(main)		**Bath:**	1/2	(main)	

Inclusions: Stove, refrigerator, trash compactor, dishwasher, garage door openers & controls.
Exclusions: Sellers personal property.

Additional Information:

Your own piece of heaven! 3 bdrm ranch with office, sunken living room w/vaulted ceiling, formal dining, eat-in kitchen, 1st floor laundry, 2 1/2 bths , 2 car garage plus a 3 cargarage set up for car enthusiasts, deck, patio, 2 driveways and more! Did we mention the circular drive and St Peter location?

In our opinion the information shown on this sheet is true, but not guaranteed and is subject to change or correction.
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