



**(920) 923-5556**

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**Address:** W3716 Cody Rd., Fond du Lac, WI 54937-7315



**Price:** \$375,000

**Lot Size:** 1 Acre

**Sq. Ft:** 1987

**Style:** Bi-level

**Age:** 1982

**Taxes:** \$3,278.21 - '24

**Exterior:** Vinyl/Stone

**Water Heater:** Gas

**Ave. Utility Cost:** \$100/mo.

**Schools:** Lakeshore/Sabish/FDL High

**Garage:** 2-1/2 car att. 1-1/2 det.

**Heat:** LP Gas FA

**Air:** Central

**Basement:** Partial/Partially Finished

**Sanitary:** Conventional

**Water:** Private Well

**Flood Plain:** No

**Directions:** Hwy 23 E. to County Rd UU, N. to Golf Course Dr., E. to Cody Rd., N. to address.

**Room Sizes:**

**Living Room:** 19'8 x 12'11 (upper)

**Bedroom:** 12'10 x 12'7 (upper)

**Kitchen:** 11'9 x 11'2 (upper)

**Bedroom:** 11'9 x 9'7 (upper)

**Dining Area:** 11'8 x 8'6 (upper)

**Bedroom:** 11'4 x 10'8 (lower)

**Rec Room:** 19'9 x 11'5 + (lower)  
 11'11 x 9'9

**Bedroom:** 11'10 x 11'5 (lower)

**Bath:** Full (SOT) (upper)

**Bath:** Full (Stand-uo Shower) (lower)

**Inclusions:** Refrigerator, stove, microwave, dishwasher, washer, dryer, water softener.

**Exclusions:** Freezer and refrigerator in basement.

**Additional Information**

**COUNTRY LIVING AT ITS FINEST!** Maintenance Free Bi-level Just Minutes away from Highway access and Shopping (city)! Offers 4 Bedrooms! 2 Baths! Newer Roof! Oak Kitchen with all appliances! Dining area with Patio doors to Composite 2 tier deck, above ground pool and GORGEOUS Views of the rolling Countryside! Lower level provides 2 bedrooms, Full Bath, Rec Room, Utility Room and access to HEATED garage! Central Air! 2 car attached garage with craft room & 2-1/2 car detached garage for additional storage! Pine Tree Line for wind protection and privacy! See This Today!!!

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