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R1103
 PRICE: \$ 259,900.00

Address: 10523 State Highway 56
 Viola, WI 54664

Rooms: 10 Bedrooms: 3 Bath: 2 Gross Living Area: 2563
 Basement/Finish: 50% Full and 50% recent crawlspace/No Finish
 Age: 1900 & 2015 Garage: 36' x 30' 2 Car Detached plus Shop & Storage

Room Sizes:

Living Room	19' x 12'	Master Bedroom	11' x 23'6
Kitchen	12' x 13'	Office Area	9' x 10'
Dining Room	15' x 12'	Bedroom up	12' x 14'6 w/Cl
Great Room	15' x 21'	Bedroom up	12' x 15' w/Cl
Mud Room	9'6 x 9'		

Design: 1 1/2 Story Construction: Frame Ext. Siding: Vinyl
 Heating/Cooling: HE Forced Air Gas/Central Air
 Porch/Fireplace: Open Front Porch, Gas Parlor Stove
 Lot Size: 7.39 Acres Electric: 200 Amp Breakers
 Taxes: 2021 - \$ 2,695 School District: Kickapoo Possession: At Closing
 Items Included: Stove, Refrigerator, Window Coverings, Decorative Gas Parlor Stove
 Items Not Included: Water Softener – rental, Brown Skidded Shed, Portable Tarp Shed



COUNTRY CHARMER

7.39 ACRES WITH Extra Nice 1 1/2 Story home with 10 rooms, 3 bedrooms, 2 baths ready for your enjoyment. Most of this home has been recently built or remodeled. Large, cathedral ceiled Great Room off the kitchen offers a family room with a gas parlor stove and a dining area. Large Walk in Pantry. Plenty of storage/closets. Master Suite with full bath and walk in closet. Open Front Porch. Large 2+ car detached shed/garage with shop area and storage. Park like setting. Plus nearby trout stream and Kickapoo River recreation within walking distance. It's all here waiting for you.

The above information is considered reliable but not guaranteed by Marshall Agency Realtors.



