

**ALL FIELDS CUSTOMIZABLE**



<b>MLS #</b>	21808253	<b>Status</b>	Active
<b>Class</b>	Land	<b>Sale/Rent</b>	For Sale
<b>Type</b>	Land	<b>Lot Size</b>	40000+
<b>Area</b>	Other	<b>Acreage</b>	20-40 Acres
<b>Asking Price</b>	\$77,000	<b>Waterfront</b>	No
<b>Address</b>	ON 7TH DRIVE	<b>Electronic Consent</b>	Yes
<b>Address 2</b>	Meteor 8313-2		
<b>City</b>	Friendship		
<b>State</b>	WI		
<b>Zip</b>	53934		



**GENERAL**

<b>Agent - Agent Name and Phone</b>	TODD FREDERICKSON - Cell: 715-612-0508	<b>Listing Office 1 - Office Name and Phone</b>	STEIGERWALDT LAND SALES, LLC - Main: 715-453-3274
<b>Agent - License ID</b>	57356-90	<b>Listing Office 1 - Phone Number 2</b>	Fax: 715-453-8325
<b>Municipality</b>	Preston, Town of	<b>Listing Office 1 - License ID</b>	936887-91
<b>County</b>	Adams County	<b>BA: %/\$</b>	2.000000
<b>Total Acres</b>	40.00	<b>SA: %/\$</b>	2.000000
<b>Tax Amount</b>	31.6	<b>Directions</b>	From Friendship go north on WI-13 for 3.5 mi, right on WI-21 for 4 mi, right on 7th Dr for 0.9 mi.
<b>Tax Year</b>	2017	<b>VAR: Y/N</b>	Y
<b>Township</b>	18N	<b>EXA: Y/N</b>	N
<b>Section</b>	24	<b>EXC: Y/N</b>	N
<b>Range</b>	6E	<b>FC</b>	No
<b>Managed Forest Land</b>	Yes	<b>SS</b>	No
<b>Limited Service</b>	No	<b>Associated Documents</b>	0
<b>Listing Date</b>	3/5/2019	<b>Input Date</b>	3/6/2019 11:12 AM
<b>Update Date</b>	3/6/2019	<b>Days On Market</b>	8
<b>Status Date</b>	3/6/2019	<b>Cumulative DOM</b>	8
<b>HotSheet Date</b>	3/6/2019	<b>IDX Include</b>	Yes
<b>Price Date</b>	3/6/2019	<b>Listing Is Primary In</b>	Central
<b>General Date</b>	3/5/2019	<b>VOW AVM</b>	Yes
<b>PIN #</b>	024-00871-0000	<b>VOW Address</b>	Yes
		<b>VOW Comment</b>	Yes
		<b>VOW Include</b>	Yes

**FEATURES**

<b>USE</b>	<b>TOPOGRAPHY</b>	<b>UTILITIES AT L</b>	<b>OTHER SCHOOL DIST</b>
Hunting	Flat	Electric	ADAMS FRIENDSHIP
Recreational	Wooded	Telephone	
Building		<b>AVAILABLE DOCS</b>	
Conservancy		Plat Map	
		Aerial	

**FINANCIAL**

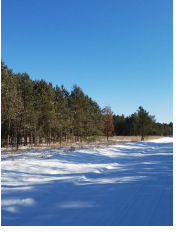
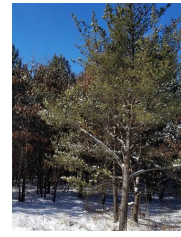
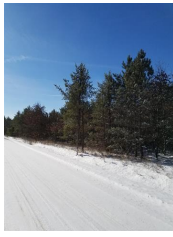
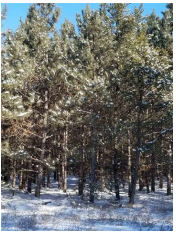
<b>Legal Description</b>	SESW, Sec. 24, T18N-R6E.	<b>Original Price</b>	\$77,000
--------------------------	--------------------------	-----------------------	----------

**SOLD STATUS**

**REMARKS**

**Remarks** 40 tax bill acres of forestland located NE of Friendship offering good recreational and investment opportunities. The primary forest cover type is red and jack pine plantation. A gas line crosses the property. Enrolled in the Managed Forest Law program in 1998 for a 25 year term.

**ADDITIONAL PICTURES**



**DISCLAIMER**

Information contained herein must be verified by user/buyer. Copyright (c) 2003-2017 Central Wisconsin Multiple Listing Service, Inc. All rights reserved.