

Easy Living~Great Location!



E7944 E. Lake Virginia Rd~Reedsburg~\$249,900

Lot Size:	.69 Acre	Kitchen:	11'9" x 11'6" Laminate, Stainless Appliances, Vaulted Ceiling
Sq. Footage:	2440 SF Approx.	Dinette Area:	11'6" x 11'6" Laminate, Deck Access, Open to the Kitchen & Living Room
Taxes:	\$3090.17 (2019)	Living Room:	14'5" x 12'5" Laminate, Vaulted Ceiling
Exterior:	Vinyl Siding	Master Bedroom:	14'5" x 11'3" Carpet, Ceiling Fan, Closets
Heating:	Gas Forced Air	Master Bath:	8'1" x 4'2" Vinyl, Vanity, Shower
Cooling:	Central Air	Bedroom:	11'10" x 11' Laminate, Ceiling Fan, Closet
Septic:	Mound System	Bedroom:	10'6" x 9'9" Laminate, Ceiling Fan, Closet
Well:	Private Well	Bath:	8'1" x 6'6" Laminate, Vanity, Tub/Shower
Water Heater:	80 Gal/Electric	Laundry Room:	8' x 5'3" Tile, Closet, Garage & Kitchen Access
Garage:	2-Car Attached	Entry Foyer:	8'6" x 5'5" Laminate, Coat Closet
Owner:	Judd		
Included: Range, Refrigerator, Microwave, Dishwasher, Washer, Dryer, Window Treatments, Shed, TV Mount, Pond/Equip & Fish			
			24'1" x 11' Walk-Out To Yard, Recessed Lighting
			30'9" x 12'10" Laminate, Walk-In Closet
			11'4" x 9'6" Laminate, Vanity, Shower, Soaking Tub

Get out of town and be part of a superb rural neighborhood! Well established locale that adjoins Lake Virginia. Easy access to Hwy 33 making your commute a breeze. This 4BR/3BA Ranch features an updated kitchen w/a snack bar & dinette area that opens to the large living room offering a vaulted ceiling & room for family & friends to enjoy their down time with one another. Wood laminate flooring throughout for easy clean up! Main level master bedroom & bath PLUS an add'l master suite in the lower level...pick which one you want to claim as yours! Lower level recreation/family room for fun & games with access to the gorgeous backyard that will be your own piece of heaven with beautifully natural landscape...including a pond loaded with fish to enjoy! Outdoor gatherings are a must in the large backyard & deck! Attached garage. Plenty of storage throughout. Come out & take a look!

Presented By:
 Julie Alibrando & The JulieSells Team!
 RE/MAX Preferred—La Valle, Wisconsin
 608-985-8484 Office
 608-415-9093 Text
 Julie@JulieSells.com
 www.JulieSells.com

