

CLIENT HANDOUT



MLS # **1045489**
 Price **\$69,900**
 Class **RESIDENTIAL**
 Type **Single Family**
 Area **Montreal C**
 Address **21 Wisconsin Ave**
 City **Montreal**
 Waterfront **None**
 Water View **None**
 Trailside **No**
 At Ski Area **No**
 Body of Water
 Ski Resort Name
 Trailside Description

County
 City/Township/Village
 State
 Zip
 Status

Iron-Wis
Montreal C
WI
54550
Price Change

Total Bedrooms **2**
 # Full Baths **1**
 # Partial Baths **0**
 # Total Baths **1**



This Listing Information Provided Courtesy of:

KAREN GULLAN - CELL: (906) 364-3505
SNOW COUNTRY REAL ESTATE



General Information

Walk-Through Bedrooms **0**
 # Non-Conforming Bedrooms **0**
 School District **Hurley**
 Exclusions (Y/N) **No**
 Approx. Year Built **1940**
 Lot Dimensions **81x172**
 # Acres **0.32**
 Est. SQFT Upper **1054**
 Est. SQFT Main **1054**
 Est. SQFT Lower **0**
 Total Above Grade SQFT **1054**
 Below Grade SQFT **0**
 Total Finished BG SQFT **0**
 Total Finished SQFT **1054**

Living Room Size **13x17**
 Living Room Level **1**
 Dining Room Size
 Dining Room Level
 Dining Area Size
 Dining Area Level
 Kitchen Size **9x19**
 Kitchen Level **1**
 Family Room Size
 Family Room Level
 Bedroom 1 Size **11x12**
 Bedroom 1 Level **1**
 Bedroom 2 Size **10x13**
 Bedroom 2 Level **1**
 Bedroom 3 Size
 Bedroom 3 Level

Bedroom 4 Size
 Bedroom 4 Level
 Utility Room Size
 Utility Room Level
 Bathroom 1 Size **7x11**
 Bathroom 1 Level **1**
 Bathroom 2 Size
 Bathroom 2 Level
 Bathroom 3 Size
 Bathroom 3 Level
 Master Bath (Y/N) **No**
 Legal **Block 21, Lot 2, City of Montreal Plat #3, 27 46 2E.**
 Zoning **See City of Montreal**
 Tax ID **251-0059-0000**

Features

STYLE **1 Story**
 CONSTRUCTION **Conventional Frame**
 BASEMENT **Full**
 FOUNDATION **Stone**
 EXTERIOR **Vinyl**
 WATER **City**
 SEWER **City**
 AIR CONDITIONING **None**
 HEAT **Natural Gas Hot Water, Wood Hot Water**
 SUPPLEMENTAL HEAT **Wood, Wood Hot Water**

ELECTRIC **Yes**
 NATURAL GAS **Yes**
 CABLE **Yes**
 TELEPHONE **Yes**
 SHORELINE **Not Applicable**
 EXTRAS **Dishwasher, Microwave, Oven/Range**
 FIREPLACE **None**
 OUTBUILDINGS **Shed**
 GARAGE **Two Car, Detached**

Remarks

ONE STORY CONVENIENCE! Newly remodeled 2 bedroom home features a modern kitchen with snackbar, bathroom (with tub & separate shower), ceramic floors, berber carpeting, walk-in closets, front porch office, full basement, and a handyman's 2-car heated garage with built-in air compressor. Plus, if you don't like those high natural gas bills, this home also comes with an outdoor woodburning furnace. AND if that isn't enough, there's an extra 1 stall shed with a roll up door available for your wheelers or snowmobiles. Access to the trail is in your backyard!

Directions

Hwy 77 West to home on South side of road.

This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

Virtual Tour:

