MLS #: 1585579 **Active** **Lots & Acreage** **Price:** **$179,000**

Lot 3 Hwy P/S **Town Cross Plains** D16

County: Dane **Zip:** 53528 **State:** WI

Subdivision:

Total Acreage:	2.38	**Price/SqFt:**	0.00
Wooded Acres:	0.00	**Number of Lots:**	1
Pasture Acres :	0.00	**Lot Number(s):**	1
Tillable Acres:	2.00	**Section Number:**	34
Wetland Acres:	0.00		

Schedule a Showing

Directions: From Beltline: Mineral Pt Rd west to Pine Bluff; turn South (left), go apprx 3/4 mi to sign on left.

School District: Mount Horeb **Elementary:** Mount Horeb **Middle:** Mount Horeb **High:** Mount Horeb

Utilities Avail: Yes **Specific Builder Required:** No **Owner:** Esser

Improvements: No **Special Assessment:** No

Legal Description: Lot 3, CSM No. 11166

Parcel #: 0707-342-9245-0

Lot Size: **Est. Lot SqFt:**

Zoning: RH1

Land Assessmnt:	$ 200		
Improvements:	$ 0		
Total Assessmnt:	$ 200	/	2008
Net Taxes:	$ 3	/	2007

Type	Rural	**Purchase Options**	Sell entirely
Present Zoning	Single family	**Special Assessments**	None
Utilities Avail. (To Lot)	Natural gas, Electricity, Telephone, Some underground	**Available Info**	Cannot be divided, Certified survey, Approved perc test, Approved plat map
Water System	Well required	**Miscellaneous**	N/A
Waste Disposal	Non municipal/Private req	**Terms**	Cash, Use-value assessment
Road	Gravel, On highway	**Occupancy**	At Closing
Improvements	None	**Miles to Capitol**	11-19 miles
		Waterfront	N/A
		Lake/River	

Lot Description Cul-de-sac, Rural - not in subdivisn
Features Tillable
Topography Sloping

Perfect for 4 bedroom house; easy access to west side of Madison; open lot, level to gently sloping.

List Agent: James Rawson (608) 836-3770 **List Date:** 3/6/2010
rawson@chorus.net **Expiration Date:** 9/6/2010
List Office: Rawson Realty (608) 836-3770 **Subagent Comm:** 3.0
7402 Century Ave Fax #: (608) 836-0737 **BuyerAgent Comm:** 3.0
Middleton WI 53562 1550

Sale Agent:			**Variable Comm:**	No	**Sub to Policy Ltr:** No
Sale Office:			**Named Exceptions:**	No	**Limited Service:** No
Sold Price:	**PtsPd/SlrCr:**	**Financing:**	**Licensee Interest:**	No	**Exclusive Agency:** No
PendingDate:	**Closing Date:**	**Days On Mrkt:** 0			**Multiple Rep:** No

SCWMLS and brokers do not guarantee accuracy of information. All material information must be independently verified by buyer. Equal housing opportunity listing.