

MLS #: V116406A List Price: \$329,900

311 1st Ave Sturgeon Bay, WI 54235



ORIGINAL LIST PRICE: \$389,900
STYLE: 2 Story
BEDROOMS: 3
FULL BATHS: 2
HALF BATHS: 1
APX YEAR BUILT: 2005
APX GROSS LVG SQFT: 2042
GARAGE: Attached
GARAGE/PARKING: 1 Car Garage

DAYS ON MARKET: 510
UNIT #: 1102
MLS AREA: 11-Sturgeon Bay E
SCHOOL DISTRICT: Sturgeon Bay
TYPE: Waterview
WATERFRONT ?: No
WATERFRONT DESCRIPTION: Bayside
BASEMENT: Full
BASEMENT/FOUNDATION: Crawl Space
OTHER CONDO TYPE: Residential

TAX PARCEL #: 2812332501102

TAX AMOUNT: 7636.85

TAX YEAR: 2010

APX SHORE FOOTAGE: 0

PROJECT APX ACRES: 0

UNIT APX ACRES: 0

ZONING: Planned Unit Development

ABVFINGRDSF: 2042

BLWGRSF: 0

FNBLWGSF: 0

SRC SQFT: Builder

PROJECT NAME: Boat Works Lofts

TOTAL PROJECT UNITS: 10

UNITS/BUILDING: 4

RENTAL: Yes

MINIMUM RENTAL PERIOD: Other

CONDO ASSOC FEE : 275

FEE PAID: M

CONDO ASSOC INCLUDES: Building Maintenance, Common Area Maintenance, Exterior Painting, Lawn Maintenance, Roof Repair, Roof Replacement, Snow Removal

	Lvl:	Dim:		Lvl:	Dim:		Lvl:	Dim:		Lvl:	Dim:
Living Room:	1	15.6 X 15.6	1st Bedroom:	1	12.11 X 15	Bath 1:	1	12.11 X 10.	1/2 BAT	1	
Dining Room:	1	15.6 X 12.9	2nd Bedroom:	1	12.11 X 13	Bath 2:	1	FULL	FOYER	1	8.11 X 7.1
Kitchen:	1	15.6 X 15.4	3rd Bedroom:	1	12.7 x 12	Bath 3:					
Great/Family Room:			4th Bedrooms:			Bath 4:					
Utility Room:	1										

SHOWING INSTRUCTIONS: Appointment Only, Call Listing Agent, Call Listing Office

OWNER'S LEGAL NAME: Weasler Trust

CONSTRUCTION: Frame

EXTERIOR: Other-See Remarks

UNIT LOCATION: Lower

ROOF: Metal

DESCRIPTION/WATER VIEW: Open, Bay Water View

WATER/SEWER: Public Water, Public Sewer

COOLING: Central

HEATING: Forced Air, Natural Gas

UNIT FEATURES: Ceiling Fan(s), Exercise Room, Handicap Access, Master Bath, Security System, Smoke Detector, Walk-in Closet(s), Walk-in Shower, Wet Bar, Whirlpool, Window Covering(s)

APPLIANCES: Dryer, Range, Refrigerator, Washer, Water Softener-Rented

FLOORS: Ceramic Tile, Hardwood Floors

TELEVISION SYSTEM: Cable TV

INTERNET: Cable

FIREPLACE: One

PETS ALLOWED: Yes

PROJECT FEATURES: Boat Dock, Handicap Access, In-Ground Pool, Indoor Pool, Outdoor Pool, Private Marina, Rec Room, Walking Paths

DIRECTIONS: Next to Downtown Sturgeon Bay's Maple Street Bridge.

REMARKS: Spectacular unit in one of Door County's finest condominium communities. Keep your boat at your doorstep and dine downtown with a short walk. Recreational and full time living never get better than this. 3rd bedroom shares Jack & Jill bathroom, currently being used as a den.

PRIVATE REMARKS: Call for list of upgrades: Total cost for all upgrades: \$42,700. All wood blinds on all windows, ADT Security System installed, LG washer and dryer, BR3/Den: double doors replaced with bifold doors to provide more furniture placement options.

LIST DATE:

IDX: Yes

CONTINGENCIES: No

SELLERS ACESIBILITY FEATURES REPORT: No

VALUE RANGE PRICING: No

LIMITED SERVICE: No

SHORT SALE: No

COMM S/B: 2.0

COMM B/B: 2.0

VARIABLE: No

EXCEPTIONS: No

INTERNET: Yes

DSPLYADDR: Yes

ALLOWAVM: No

ALLOWCMMTS: No

Office Name: Sarkis & Associates (#:26)

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Listing Agent: James Sarkis (#:85)

Agent Email: jim@sarkisrealty.com **Contact #:** (920) 868-3918 ext. Office