

MLS #: R118325A List Price: \$549,900

3765 Bay Shore Dr Sturgeon Bay, WI 54235



ORIGINAL LIST PRICE: \$750,000
STYLE: 2 Story
BEDROOMS: 2
FULL BATHS: 1
HALF BATHS: 1
APX YEAR BUILT: 0
APX GROSS LVG SQFT: 1371
GARAGE: Attached
GARAGE DETAILS: 2 Car Garage

DAYS ON MARKET: 179
MLS AREA: 09-Sevastopol, Range 26E
SCHOOL DISTRICT: Sturgeon Bay
TYPE: Waterfront
WATERFRONT: Bayside
BASEMENT: Crawl
BASEMENT/SUBSTRUCTURE: Crawl Space-Poured Floor
OUTBUILDINGS: Yes
OUTBUILDING TYPE: Other-See Remarks

TAX PARCEL #: 0220231282644a &a7
APX LOT SIZE: 1.78 ACRES
APX SHORE FOOTAGE: 150
ZONING: Single Family Res 20000 (SF20)

TAX AMOUNT: 8296
APX ACREAGE: 1.78
TAX YEAR: 2010
SHORE EASEMENT: No

ABVFINGRDSF: 1371 **BLWGRSF:** 0 **FNBLWGSF:** 0 **SRC SQFT:** Other

	Lvl:	Dim:		Lvl:	Dim:		Lvl:	Dim:		Lvl:	Dim:
Living Room:	1	11 x 29	1st Bedroom:	1	13 x 21	Bath 1:	1	5.5 x 9	ex room	1	10x9
Dining Room:		combo	2nd Bedroom:	2	14.5 x 12.5	Bath 2:	2	3.5 x 7	above g	2	20 x18
Kitchen:	1	9 x 18	3rd Bedroom:			Bath 3:					
Great/Family Room:			4th Bedroom:			Bath 4:					
Utility Room:											

SHOWING INSTRUCTIONS: Appointment Only, Call Listing Agent
OWNER'S LEGAL NAME: moede
CONDO: No

CONSTRUCTION: Frame
EXTERIOR: Cedar
ROOF: Asphalt Shingle
DESCRIPTION/WATER VIEW: Standard
LANDSCAPING: Grass
WATER/SEWER: Private Water, Mound, Shared Septic
COOLING: Wall Unit(s)
HEATING: Hot Water

APPLIANCES: None
FIREPLACE: None
FLOORS: Carpeted, Vinyl
TELEVISION SYSTEM: Cable TV
INTERNET: Cable

DIRECTIONS: Just north of Sunset Park on waterside of Bay Shore Drive

REMARKS: REDUCED BY \$250,000.....Two bedroom two bath home located on the property with tremendous views across the channel to Potawatomie State Park. This waterfront property has 150 feet of waterfront. Enjoy waterfront living only a short walk from downtown Sturgeon Bay and Sunset Park.

LIST DATE: **IDX:** Yes **CONTINGENCIES:** No **SELLERS ACCESIBILITY FEATURES REPORT:** No
VALUE RANGE PRICING: No **LIMITED SERVICE:** No
COMM S/B: 2.1 **COMM B/B:** 2.1 **VARIABLE:** No **EXCEPTIONS:** No
INTERNET: Yes **DSPLYADDR:** Yes **ALLOWAVM:** No **ALLOWCMMTS:** No

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Listing Agent: James Sarkis (#:85)
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