

MLS #: R114189A List Price: \$599,900

7235 Horseshoe Bay Rd Egg Harbor, WI 54209



ORIGINAL LIST PRICE: \$895,900
STYLE: 1 Story
BEDROOMS: 3
FULL BATHS: 2
HALF BATHS: 0
APX YEAR BUILT: 1950
APX GROSS LVG SQFT: 1700
GARAGE: Detached
GARAGE DETAILS: 2 Car Garage

DAYS ON MARKET: 646
MLS AREA: 07-Egg Harbor
SCHOOL DISTRICT: Sevastopol
TYPE: Waterfront
WATERFRONT: Bayside
BASEMENT: Partial
BASEMENT/SUBSTRUCTURE: Block Foundation
OUTBUILDINGS: Yes
OUTBUILDING TYPE: None

TAX PARCEL #: 008400509
APX LOT SIZE: 200 X 200
APX SHORE FOOTAGE: 200
ZONING: Small Estate (SE)

TAX AMOUNT: 6646

TAX YEAR: 2009

APX ACREAGE: 1

SHORE EASEMENT: Yes

APX ROAD FRONTAGE: 100

APX BELOW GRADE SQFT: 0

APX FIN BELOW GRADE SQFT: 0

SOURCE SQFT: Other

	Lvl:	Dim:		Lvl:	Dim:		Lvl:	Dim:		Lvl:	Dim:
Living Room:	1	13 X 23.6	1st Bedroom:	1	12 X 16	Bath 1:	1	7 X 8	PORCH	1	13 X 19
Dining Room:	1	10.6 X 13.6	2nd Bedroom:	1	9.6 X 12	Bath 2:	1	5 X 8.6	PORCH	1	9.6 X 19
Kitchen:	1	10 X 13	3rd Bedroom:	1	12 X 12	Bath 3:					
Great/Family Room:			4th Bedroom:			Bath 4:					
Utility Room:											

SHOWING INSTRUCTIONS: Appointment Only

OWNER'S LEGAL NAME: HUTSON

CONSTRUCTION: Frame

EXTERIOR: Masonite

ROOF: Asphalt Shingle

DESCRIPTION/WATER VIEW: Wooded

WATER/SEWER: Private Water, Mound

COOLING: None

WATER HEATER: Electric

HEATING: Forced Air, Oil

INTERIOR FEATURES: Walk-in Closet(s), Walk-in Shower

APPLIANCES: Dryer, Washer

FIREPLACE: One

FLOORS: Carpeted, Hardwood Floors, Laminate

TELEVISION SYSTEM: Antenna

DIRECTIONS: HIGHWAY G , SOUTH OUT OF THE VILLAGE TO ADDRESS

REMARKS: A rare opportunity to own 200 feet of shore within the Horseshoe Bay subdivision on Horseshoe Bay Road. This is a 3 bedroom, 2 bath classic cottage in a very private setting.

PRIVATE REMARKS: Washer and Dryer do not work.

LIST DATE: **IDX:** Yes **CONTINGENCIES:** No

DISPLAY ON INTERNET: Yes

DISPLAY ADDRESS: Yes

VALUE RANGE PRICING: No

LIMITED SERVICE: No

SHORT SALE: No

COMM S/B: 2.1

COMM B/B: 2.1

VARIABLE: No

EXCEPTIONS: Yes

DISPLAY ON INTERNET: Yes

DISPLAY ADDRESS: Yes

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