



Fond du Lac
920-923-4433

Oshkosh
920-235-0095

Fox Valley
920-202-8360

Green Lake
920-294-0121



www.adashunjones.com



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Est. Monthly Payment
(Based on 10% down payment)
15 yr. mortgage: \$3,167.07
20 yr. mortgage: \$2,619.17
30 yr. mortgage: \$2,097.68

N7487 TOWNLINE RD FOND DU LAC WI 54937

\$460,000 MLS# 50233425

Listed by: Adashun Jones, Inc.

Enjoy a touch of paradise! Step out your back door to hunt in the woods, swim in the inground pool, fish or relax by your huge private pond, orchard with pear, apple, and cherry trees. plenty room for garden! 9+acres. 38x54 pole building with 9' doors, detached 30x40 garage with workshop and rear garage door. 4 bedroom multilevel home. Master bedroom with full bath with jetted tub and walk-in closets. Double vanity. Gas fireplace in living room. Open concept. Kitchen with oak cabinets & skylight, Large 3 seasons room with wood burner. Patio doors lead to brick patio and pool. Must see!

FEATURES

County	Fond du Lac
Muni.	Town of Friendship
Acreage	9.5
Source of Acreage Info	Assessor/Public Record
Zoning	Agricultural, Residential
Taxes (2019)	3,291
Total Sq. Ft.	1,606
Above Grade Sq. Ft.	1,078
Below Grade Sq. Ft.	528
Age/Year Built	1970
Exterior Finish	Stone, Wood/Wood Shake/Cedar
Style	Multi-Level
School Dist.	North Fond du Lac

ROOM SIZES

Room, Dimensions, Level	Room, Dimensions, Level
Master Bedroom, 14x18, Lower	Laundry Room, 8x8, Lower
Bedroom 2, 9x10, Upper	Kitchen, 11x22, Main
Bedroom 3, 9x12, Upper	Living Room, 11x20, Main
Bedroom 4, 10x13, Upper	Other - See Remarks, 17x42, Main
Family Room, 13x18, Lower	Other - See Remarks, 6x15, Main

AMENITIES

Type	Residential
Heating/Cooling	Central A/C, Forced Air, Window A/C
Waste	Septic Mound
Water	Private Well
Basement	Partial Basement, Sump Pump
Garage Style	Attached-NonTandem
Garage Spaces	1.5 Car
Garage 2 Style	Detached-NonTandem
Garage 2 Style	4 or More Cars
Garage Total	5
Misc. Exterior	Gazebo, Patio, Pool - In-Ground

INCLUSIONS / EXCLUSIONS

Inclusions; Refrig in att, garage ,dishwasher, stove, washer & dryer , wood burners, pool cover,vac, & cleaning equip. 2 block benches, blinds, micro, wood gazebo
Exclusions; Bar, wine cooler, Seller's personal property. Propane tank leased (Merwin)

DIRECTIONS

Prospect Avenue north FDL to county OO, west to Townline Road, North to address.



This information, provided by seller, listing broker, and other parties, may not have been verified
In our opinion the information on this sheet is true but not guaranteed, and is subject to change or correction at any time.

