



MLS #: 1967039 **Active** **Lots & Acreage** **LP: \$47,500**
5 Acres County Road W **Town** Glendale U06
Elroy WI 53929 **County:** Monroe
Subdivision: None WI 53929

Total Acreage: 5.00 *Other* **Price/Acre:** \$9,500.00
Wooded Acres: 5.00 **Price/SqFt:**
Pasture Acres : 0.00 **Number of Lots:** 1
Tillable Acres: 0.00 **Lot Number(s):**
Wetland Acres: 0.00 **Open House:**

From Kendall take Hwy 71 east - Right on County Highway W 4 miles - Property on the left.

School District: Royall **Elementary:** Call School District **Middle:** Royall **High:** Royall
Specific Builder Required: No **Lot Dimensions:** **Net Taxes:** \$ 0 / 2022

Annual HOA Dues: **Lake/River:**
Parcel #: 010-00716-5000 **Feet WaterFront:**
Zoning: G5M
Legal Description: To be determined

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|----------------------------------|---|-------------------------------|--|
| Type | Rural | Purchase Options | Sell entirely |
| Present Zoning | Other | Available Info | Aerial photos, Fences Allowed, Storage Building Allowed, Trailer/RV Parking Allowd |
| Utilities Avail. (To Lot) | Electricity, Telephone, All underground, Internet - Fiber | Miscellaneous Features | Exp lower level possible Wooded |
| Water System | Well required, None presently | | |
| Waste Disposal | Non municipal/Private req, None presently | | |
| Road | Paved | | |
| Improvements | None | | |

Items Included: N/A

Items Excluded: N/A

BEWARE OF DEER! This 5 acres of deer woods will be surveyed off a larger piece and due to the terrain you will enjoy maximum privacy and amazing views! The location for a driveway has been staked out (green ribbon on tree) but some earth moving may be needed. There is a very nice possible building site which would need a few trees removed but would be ideal for a southwest facing walk-out basement. Cropland and a stream are in close proximity so deer trails crisscross the entire piece. This is a special piece excellent for hunting, a cabin, or to build your new home. The neighboring home has 145' deep well with very good water. Bright Speed internet is available. Current zoning

Sold Price: **Closing Date:**
This information provided courtesy of: VIP Realty

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