

R 50101470 Active

N2262 FERN AVE Town of  
Dayton, WI 549810000



List: \$1,500,000

Firm: 2810 Off: 0 Agt: 108262



<b>Finished Bedrooms</b> 3	<b>Finished Full Baths:</b> 1	<b>Finished Half Baths:</b> 1
<b>MLS Area:</b> 212 / Waupaca County		
<b>Style/Building Type:</b> 1.5 Story		<b>1st Fl. M-Bed:</b> Yes
<b>County:</b> Waupaca		<b>Bath off M-Bed:</b> No
<b>Subdivision:</b>		<b>Split Bedroom :</b> No
<b>City (Mailing):</b> WAUPACA		<b>Frm1 Dining Rm:</b> No
<b>School District:</b> Waupaca		<b>1st Fl Laundry:</b> No
<b>Net Taxes*/Tax Yr:</b> \$12,162 / 13		<b>2nd Fl Laundry:</b> No
<b>Prop. Tax ID:</b> 03 05 72 7		<b>Fireplace:</b> Yes
<b>Plat Sect. #:</b>		
<b>Age:</b> 51-74 YEARS		<b>Central Air:</b> No
<b>Garage #1:</b> None / /		<b>Home Warranty:</b> No
<b>Garage #2:</b> None / /		<b>Restr. Covenant:</b> No
<b>Walk-out:</b> No		<b>Flood Plain:</b> Unknown
		<b>HOA YN/Fee/Type:</b> / \$ /

Description	Data	Source of Data	Description	Data	Source of Data	Prop. Sub-Type
Apx. TFA SF (Pre 2007):			Lot,Ftg/SF(Pre 2007):			Waterfront: Yes
Est. Fin. Above Grade SqFt:	1419	Listing Agent	Water Frontage:	200	Plat Map/Survey	New Const: No
Est. Fin. Below Grade SqFt:	0	Listing Agent	Est. Acreage:	1.14	Assessor/Public Record	Farm: No
Est. Total Abv/Blw Grade:	1419	Listing Agent	Est. Lot Size:	X		Condominium: No
Est. Tot. SqFt. Lot:			Lot Info.:			Zero Lot Line: No
						Propsd Condo Dev: No

<b>Body of Water:</b> LONG LAKE	<b>Condo Docs:</b>	<b>Ad Code:</b>
<b>Body of Water Type:</b> Lake	<b>Assc./Condo Fees:</b>	<b>Zero Lot Line Man/Maint. Doc:</b>
<b>Est. Water Frontage:</b> 200	<b>Developer Name:</b>	<b>Zero Lot Line Type:</b>
<b>Src. of Frontage Data:</b> Plat Map/Survey	<b>Condo Name:</b>	<b>Elem. School:</b> Waupaca(WAUPACA,PORT,WAUSHARA)
<b>Builder Name:</b>	<b>Condo Start Date:</b>	<b>Middle School:</b> Waupaca Middle School
<b>New Const. Compl:</b>	<b>Condo Compl Date:</b>	<b>High School:</b> Waupaca High School
<b>Est. Compl. Date:</b>	<b># Units in Condo Dev:</b>	

	DIM	LVL		DIM	LVL	RM TYPE		DIM	LVL
Living Rm	24X14	Main	Other Rm 1				MBR 1	12X16	Main
Great Rm			Other Rm 2				Bdrm 2	11X21	Upper
Family Rm			Other Rm 3				Bdrm 3	13X14	Upper
Dining Rm -Frm1			Other Rm 4				Bdrm 4		
Kitchen	9X14	Main					Bdrm 5		
Dining Area	5X10	Main	Bath 1	Full	Main		Bath 2	Half	Upper
Laund/Utlly Rm			Bath 3				Bath 4		

**Directions:** From Waupaca, take Hwy 22 South to Rural Rd. Turn right on Rural Rd. Turn right onto Fern Lane

**Remarks:** Very LARGE Waupaca Chain O Lakes property on water skiing Long Lake with 200 Feet of water frontage and sand lake bottom. . By Chain standards, this is a very large property which has the possibility of being split. Year around charming home includes, screened porch, wood fireplace insert and 3 bedrooms. Quiet dead end road and lots of land for your waterfront estate.

**FEATURES**

<b>Exterior Finish:</b> Vinyl	<b>Water:</b> Well
<b>Water Heater:</b> Electric	<b>Waste:</b> Sewer
<b>Heat Fuel Type:</b> Electric	<b>Seller Financing:</b> None
<b>Heat / Cooling:</b> Baseboard , Zoned Heating	<b>Zoning:</b> Residential
<b>Gar. Ext./Misc:</b> No Misc Garage Features	<b>Lot Desc:</b> Sloping , Wooded
<b>Bsm1/Lwr. Lvl:</b> Partial	<b>Fireplaces:</b> Wood Burn. Fireplace
<b>Foundation:</b> Stone	<b>Outbuildings:</b> None
<b>Driveway:</b> Gravel , Black Top	<b>Gas / Electric:</b> Circuit Breaker
<b>Misc. Exterior Incl:</b> Enclosed Porch	<b>Other Water:</b> Cabin / Cottage
<b>Misc. Interior Incl:</b> Antenna	<b>Architecture:</b>
<b>Appliances Incl:</b> Oven/Range-Elec. , Refrigerator , Dishwasher	<b>Condo. Building:</b>
<b>Floor Treatment:</b> Wood , Carpet , Vinyl	<b>Condo Living Space:</b>
<b>Streets:</b> Public , Paved	<b>Condo. Unit Lvl:</b>
<b>Licensee Inter.:</b> No	<b>Condo. Misc:</b>

Listed By:

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The information contained herein is provided for general information purposes only and if material to the user should be verified by the user or by a qualified expert. \*Taxes may not include Special Assessments or additional Municipal fees. CAUTION: Buyer should verify total square footage formula, total square footage/acreage figures, land, building or room dimensions, if material. Below-grade areas may not meet building code housing requirements. Equal housing opportunity listing.

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R 50101470A

N2262 FERN AVE, TOWN OF DAYTON, WI 549810000

LP: \$1,500,000

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Gallery: Images 19 to 24 of 25



Gallery: Images 25 to 25 of 25



Prepared By: [Steve Huhta](#) / RE/MAX Lyons Real Estate  
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