

Residential 1508465 Active 1000 Riverview Avenue Colfax, WI 54730 L\$265,000



Type: Single Family
 Style: 1.5 Story
 Bedrooms: 5
 Full Baths: 1
 Partial Baths: 2
 Lot Size: 0 x 0 x
 Acreage: 26.40
 Apx Fin AG: 2,264
 Apx Fin BG: 900
 Apx Fin SqFt: 3,164
 Manufactured: No
 Subdivision:
 County: Dunn
 Area: 19 - Elk Mound/Colfax
 School Dist: Colfax
 Garage Cap: 2
 Garage Type: Attached
 Year Built: 1992
 Taxes/Yr: \$3,867.56 / 2016
 Tax ID: 002103005000
 Addtl Tax IDs: yes
 Waterfront: Yes
 Condo: No

Association: No
 Association Fee:
 Common: No
 Restrictive Cov: No
 Home Dim:
 Twp: Colfax

Water Front Type: River
 Lake/River Name: Red Cedar
 Lake Size: 0
 Water Front CF: Elevation-Medium
 Water Front Ft: 1,100
 Own Frontage: Yes
 Deeded Access: Yes
 Seasons: 4 Season
 Easements: No
 Lake Depth: 0
 Income Producing:

ROOM	LEVEL	EST SIZE	FLOOR	ROOM	LEVEL	EST SIZE	FLOOR
Living Room	M	17 x 13	Carpet	Kitchen	M	18 x 15	Wood
Kitchen	L	12 x 7	Concrete	Dining Area	M	13 x 10	Ceramic, Wood
Family Room	U	18 x 13	Linoleum	Entry/Foyer	M	8 x 4	Tile
Laundry Room	L	12 x 7	Concrete	Rec Room	L	21 x 13	Carpet
Bedroom	M	13 x 12	Carpet	Bedroom	M	13 x 10	Wood
Bedroom	U	18 x 16	Carpet	Bedroom	L	12 x 12	Carpet
Bedroom	L	13 x 12	Laminate	Bathroom	M	10 x 9	Ceramic
Bathroom	U	9 x 9	Vinyl	Bathroom	L	8 x 6	Linoleum

Included: Central Vacuum, Dishwasher, Oven/Range, Refrigerator
 Excluded:

Basement: Full
 Driveway: Rock-Crushed
 Fireplace: Wood Stove, Woodburning
 Fuel Source: Electric, Wood
 New Const:
 Outbuildings: Pole Building
 Sewer: Septic-Conventional
 Water: Well-Sandpoint
 Exterior: Vinyl
 Cooling: None
 Electric: Circuit Breaker
 Foundation: Block
 Heating: Gravity, Heat Pump, In-Floor
 Occupancy: At Closing
 Patio Deck: Deck-Wood, Porch-Enclosed
 Showing: Lockbox-Combination, UseShowingTime
 Water Heater: Electric
 Zoning: Agricultural, Residential, Shoreline

Directions: At the intersection of Hwy 170 & 40 in Colfax - take Oak St. North 2 blocks to High St. then West 1 block to Riverview Ave. then North to "Dead End" Sign. Long Driveway back to home.
 Remarks: 26 Acres of wooded land, 1100 ft of Red Cedar River frontage, 5 bdrm home, 3 bath, spacious rooms throughout. Kitchen is large w/many cabinets, center island. Open concept to dining area & living room. Deck overlooking river. 3 season porch. Large attached garage w/basement access. Beautiful private setting on Colfax's City Limit, has that "up north" feeling! Very secluded yet so close to town. 24 acres in Managed Forest Program, mostly mature white pine. Driveway is 1/2 blacktop.
 Legal: Lengthy

Apx UnFin AG: 0
 Apx UnFin BG: 0
 Apx UnFin SqFt: 0
 Condition Report: Yes
 Access Feat Rpt:
 Seller Concessions
 Seller Financing:
 Seller Fin Remarks:

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