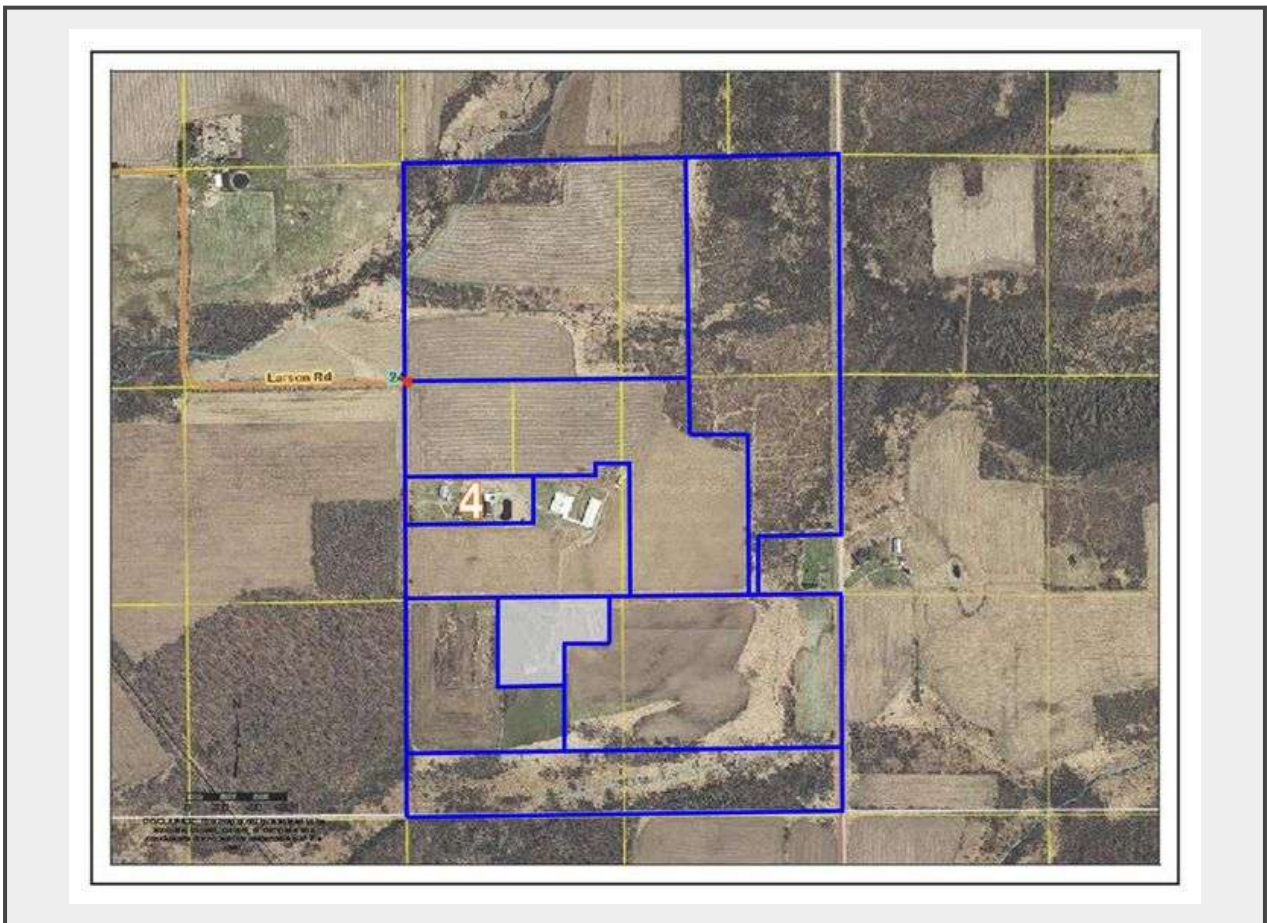


Sale Name: 230± Acre Farm, 8 Parcels - Buildings, Tillable & Recreational Acreage, Ladysmith - Rusk County, WI

LOT 4 - W7522 Larson Rd, Ladysmith, WI 54848 - 5 Bedroom, 2 Bath Home & Outbuildings on 5± Acres



Description

Included- dishwasher, stove, wall a/c unit

Living Room 13' x 20'

Kitchen 10' x 17'

Dining Area 10' x 12'

Bedroom 13' x 9'

Bedroom 13' x 12'

Bedroom 11' x 13'

Bath 11' x 8' (mold on walls due to no exhaust fan per seller)

Storage Room 7' x 14'

Bath 8' x 10' (has W/D hookup in bathroom)

Bedroom 10' x 12'

Bedroom 11' x 13' (nonconforming, no closet)

Laundry Area 9' x 15'

Unfinished Basement Area

27' x 37'

Poured Walls

Sump Basket

200 Amp service

Pressure tank

Water softener system(rented)
Water Heater
Propane Boiler-New in 2014
Holding Tank-New in 2014 (3500 gallons per seller)
2 Wells- one for house, one for outbuildings(Per seller 90-100ft deep)
New steel roof on house in 2018
500 gallon leased L.P. tank

Outbuildings
Pole shed - 40'x70'
Divided into 2 areas, 40'x40' and 40'x30'
Concrete floor
Post hydrant
Electric

Wood Shed - 18'x24'
Had been used as wood shed and wood boiler, boiler has been removed.
Wood boiler pipes still in place, unable to verify working condition.
Electric
Concrete slab 6'x24', remaining area dirt floor

Milking Barn
Approx. 5400 sq.ft.
Concrete floor
Water
19' x 6' Pit
200 amp service
Per seller- Barn cleaner to a piston pump, unknown when piston pump last ran
Milking parlor 17' x 36'

*Measurements are considered estimates

Quantity: 1



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www.multiparhansenauctiongroup.com/](https://www.multiparhansenauctiongroup.com/)