



840-842 Circle View Court
Village of Clyman - Dodge County

OK REALTY

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NEW PRICE: \$249,900

BEAUTIFUL SIDE BY SIDE DUPLEX

with new detached workshop and concrete driveway

'Open Concept' Living Room/Kitchen 3 Bedrooms 2 Bathrooms

Age: 2008 (2014 1 st occupied)	Style: 1.5 Story	Lot Size: .368 acre
Taxes: \$6,434.75 (2016)	Living Space: 1460 sq.ft. (each)	Exterior: Vinyl Siding
Electric: 200 amp	Roof: 2008	Basement: Full - Poured
Heat: Gas - forced air	Central Air: Yes	Water Heater: Gas
Garage: 2-car attached (each)	Workshop w/Metal Roof (2014)	Driveway: Concrete (2014)
Schools: PreK-12 Dodgeland School District		

Dimensions: Living Room: 16 x 13	Kitchen: 16 x 14	Master Bedroom: 13 x 13
(appr.) Bedroom: 17 x 13	Bedroom: 17 x 11	Detached Workshop: 32 x 13

First Occupied in 2014! Immaculate Duplex located in a quiet little cul de sac on edge of village, new concrete driveway & workshop in 2014, cathedral ceilings, laminate flooring, 6-panel doors, main floor laundry, patio doors open to backyard concrete patio, master bedrooms have walk-in closet & bathroom entry, cable wired, poured foundation, municipal water & sewer, the north unit basement is partially finished with half bathroom, south unit has generator hookup, appliances are negotiable. Centrally located between Watertown and Beaver Dam just off Hwy. 26.

****Special Note: There is an adjoining .324 acre lot that is for sale at \$19,900.**

Directions: From Hartford/Hustisford: Hwy. 60 to County Road DJ to County Road J to Main St. to Circle View Circle
From Watertown: Hwy. 26 to County Road J to Main St. to Circle View Circle (Look for OK Realty signs.)
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