



**Kirk and Mari Kaul**

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**1 137 GLACIER PASS  
SLINGER, WI 53086**  
(WASHINGTON COUNTY)



~ **\$380,000** ~

- ~ Stunning 3 Bedroom / 3 Bath Ranch Home with High Quality Upgrades
- ~ Within walking distance from Slinger Middle School
- ~ Open Concept Layout with Vaulted Ceilings, Skylights, and Gas Fireplace
- ~ Custom Glass Patio Doors leading to New Composite Deck
- ~ Master Suite with Walk-In Closet, Jetted Tub, and Walk-In Shower
- ~ Awesome Lower Level with Tall Ceilings, Wet Bar, Gas Fireplace, and Ample Storage
- ~ New Roof in 2008 with 50 year Shingles
- ~ Nicely Landscaped Yard with Beautiful Perennials & Mature Trees
- ~ Insulated and Heated 3-Car Garage
- ~ Inclusions: Stove, Refrigerator, Dishwasher, Microwave, Disposal, Water Softener, Window Blinds, Radon Mitigation System, Reverse Osmosis Water System

## PROPERTY FACTS:

Age: 1996  
 Style: Ranch  
 Size: 1,792 Sq Ft Main Level  
 + 1,224 Sq Ft Fin. Lower Level  
 Lot Size: .31 Acre  
 Exterior: Vinyl/ Brick/ Cedar  
 Basement: Full  
 Heat: Gas Forced Air ('15)  
 Central Air: Yes ('15)

Garage: 3-Car Attached  
 Roof: 2008  
 Electric: 200 Amp  
 Water: Municipal  
 Sewer: Municipal  
 Water Heater: Gas  
 Water Softener: Owned  
 Taxes: \$4,560.15 (2017)

### DIMENSIONS:

Living Room: 23 x 13  
 Kitchen: 13 x 9  
 Dining Area: 10 x 10  
 Master Bed: 17 x 15  
 Bedroom: 13 x 10  
 Bedroom: 12 x 10  
 Laundry: 9 x 6  
 Lower Level Rec Room: 48 x 15