



OK REALTY

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234 N. Lake St. ~ Village of Hustisford
 (Wirex MLS #50182723)

JUST REDUCED: \$175,000

Waterfront 2-Story Duplex on Lake Sinissippi

75ft. of frontage on .392 acre level lot

Lower Unit: Livingroom - Kitchen – Diningroom - Den - 1 Bedroom – 1 Bathroom - Enclosed Porch
 Upper Unit: Livingroom – Kitchen - 2 Bedrooms – 1 Bathroom

Style: Duplex	Size: 2,164 sq.ft.	Lot Size: .392 acre (75x224)
Age: 1910	Exterior: Vinyl	Taxes: \$4,345.77 (2017)
Roof: Steel - New in 2018	Central Air: Yes (Lower Only)	Basement: Full
Electric: 100 Amp (2 panels)	2 Water Heaters: Electric	Water/Sewer: Municipal
2 Furnaces: Gas F/A & Boiler	Garage: 3-car detached	Waterfrontage: 75 feet
Schools: Hustisford (PreK-12)	Driveway: Gravel & Concrete	

Dimensions (appr.)

Lower Unit: Livingroom: 15x10	Kitchen: 15x11	Diningroom: 15x15
Lower Unit: Bedroom: 14x11	Den: 10x6	Foyer: 9x5
Upper Unit: Livingroom: 19x10	Kitchen: 17x15	Bedroom: 13x10 Bedroom: 10x10

Waterfront Victorian Duplex with 75ft. of lake/river frontage on nicely landscaped level yard with perennials and mature trees, original hardwood floors & gorgeous woodwork with built-in china cabinets & bookshelves, beautiful chandeliers, pocket doors, cable ready, central air in lower unit, separate utilities, new steel roof 2018, covered front porch, enclosed back porch, upper deck, 3-car garage with separation wall. Inclusions are 2 stoves, 2 refrigerators, dryer and new 32ft. aluminum pier. Centrally located only 1 hour between Milwaukee, Madison & Oshkosh and about 2.5 hours from Chicago.

Directions: Hwy. 60 to Rubicon Street to Hwy. R/Lake Street to property . (Look for OK Realty sign)
All information deemed reliable but not guaranteed and is subject to change or correction.