



1853820	Active	Lots & Acreage	Price:	\$199,900
50 Ac County Road A Edgerton WI 53534		Town	Albion	D01
		County:	Dane	
		Subdivision:		

Total Acreage:	50.00	<i>Seller</i>	Price/Acre:	\$3,998.00
Wooded Acres:	15.00		Price/SqFt:	
Pasture Acres :	0.00		Number of Lots:	1
Tillable Acres:	0.00		Lot Number(s):	
Wetland Acres:	35.00			
Open House:				

From Edgerton go North on Hwy 51 turn Left on Albion Rd then turn Let on Hwy A.

Lot Size:	School District: Edgerton	Click M for Map:	
Lake/River:	Elementary: Call School District	Documents (if any):	
Feet WaterFront:	Middle: Edgerton	Calculate Payment:	
	High: Edgerton		
Specific Builder Required: No	Annual HOA Dues:		

Legal Description: TBD	Net Taxes: \$ 0 / 2019
Parcel #: 0512-213-8500-7	Zoning: A-1EX

Type	Rural	Purchase Options	Sell entirely
Present Zoning	Agricultural	Special Assessments	Seller to pay
Utilities Avail. (To Lot)	None	Available Info	Cannot be divided, Aerial photos
Water System	None presently		
Waste Disposal	None presently		
Road	Paved		
Improvements	None		
Lot Description	Rural - not in subdivisn		
Features	Wooded, Wetland		
Topography	Level, Rolling		

Incredible Hunting Property! 50+/- Acres with 15 acres of Mature Hardwoods surrounded by crop ground. Huge White Oaks offering a Tremendous Bedding Corridor. Additional 35 Acres of tall grass mixed with wetlands. This is a Perfect Tract of Land for providing a Trophy Whitetail and Big Gobblers! Only 20 Minutes to Madison and Janesville. When the crops come down in October, this property Lights Up! Big Bucks have been taken Year after Year!

Sold Price:	Concessions:	Closing Date:
<i>This information provided courtesy of:</i> First Weber Inc		04/12/2019 08:47 AM

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Eric Grover
First Weber Inc
Pref: 608-444-2900
grovere@firstweber.com