



Fond du Lac
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98 POLK ST NORTH FOND DU LAC WI 54937-1253

\$124,900 MLS# 50192623

Sparkling clean, updated and ready to move in 3 BR Cape Cod on a double lot in North Fond du Lac! This well-maintained gem includes new kitchen appliances, an oversized 2 car garage, plus a permanent storage shed. Pellet stove to warm you in the semi-finished basement.

FEATURES

County	Fond du Lac
Muni.	Village of North Fond du Lac
Acreage	0.4
Source of Acreage Info	Assessor/Public Record
Zoning	Residential
Taxes (2017)	1,868
Total Sq. Ft.	1,143
Above Grade Sq. Ft.	1,143
Age/Year Built	1920
Exterior Finish	Aluminum/Steel
Style	1.5 Story
School Dist.	North Fond du Lac

ROOM SIZES

Room, Dimensions, Level	Room, Dimensions, Level
Master Bedroom, 9x9, Upper	Kitchen, 14x10, Main
Bedroom 2, 9x9, Upper	Formal Dining Room, 12x10, Main
Bedroom 3, 9x9, Upper	Living Room, 18x12, Main

AMENITIES

Type	Residential
Heating/Cooling	Forced Air, None
Waste	Municipal Sewer
Water	Municipal Public Water
Basement	Stone
Garage Style	Detached
Garage Spaces	2.5 Car (min width 24')
Garage Total	2

INCLUSIONS / EXCLUSIONS

Inclusions: range, refrigerator, washer, dryer, microwave, basement fridge, couch in basement, pellet stove, TV/VCR in basement, shelving unit & 2 work benches.
Exclusions: Other Personal Property; 5 piece dining set can be purchased for \$300

DIRECTIONS

Prospect Ave, E onto Garfield Street, N onto Minnesota, E onto Polk Street to address



In our opinion the information on this sheet is true but not guaranteed, and is subject to change or correction at any time.

