



MLS : 1569404 **Sold** **Single Family** **Price: \$309,900**
4219 Westview Ln **Town Algoma** Y01
County: Winnebago **Zip:** 54904-6956 **State:** WI
Subdivision: Bell Ridge

Bedrooms: 4 **Est. Fin Above Grade SqFt:** 2490
Full Baths: 2 **Est. Fin Below Grd Exp SF:**
3/4 Baths: 0 **Est. Fin Non-Exp SqFt:**
Half Baths: 1 **Est. Total Finished SqFt:** 2490
1/4 Baths: 0 **Estimated Age:** 1

Open House:



Directions: R on Leonard Pt Rd, L on Timberline Dr, home is on the right

Lvl Dim		Lvl Dim		Lvl Dim		Baths			
Living Rm:	M 16x11	Mstr BedRm:	U 16x14	Laundry:	U 8x6	Full	3/4	Half	1/4
Dining Rm:	M 15x10	2nd BedRm:	U 13x11	Unf Rec Rm	L 18x17	Upper:	2	0	0
Kitchen:	M 15x11	3rd BedRm:	U 13x11	Foyer	M 11x9	Main:	0	0	1
Family/Rec:	M 18x17	4th BedRm:	U 15x15			Lower:	0	0	0
School District:	Unknown	Elementary:	Call School District	Middle:	Call School	High:	Call School District		

Legal:	Bell Ridge Subdiv Lot 14 .49 acres	Land Assess:	\$ 55,000
Parcel #:	0023671	Zoning:	RES
Est. Lot Size:	0.490 acres	Builder:	Tempo Homes
Est Lot SqFt:		Owner:	Coffey
		Improvements:	\$ 220,000
		Total Assess:	\$ 275,000 / 2008
		Net Taxes:	\$ 4789 / 2008

Type	2 story	Fuel	Natural gas
Style	Contemporary, Prairie/Craftsman	Heating/Cooling	Forced air, Central air
Master Bedrm Bath	Full	Water/Waste	Municipal water, Municipal sewer
Dining	Formal, Living-dining combo, Dinette, Eat-in kitchen	Roof	Compstn/Fiberglass
Kitchen Features	Breakfast bar, Pantry, Kitchen Island, Range/Oven, Refrigerator, Dishwasher, Microwave, Disposal	Barrier-free	Open floor plan
Fireplace	Gas burning, Family/Rec	Miles to Capitol	Over 50 miles
Basement	Full, Sump pump	Terms/Misc.	Cash
Garage	3+ car, Attached, Opener	Occupancy	At closing, Immediate
Driveway	Concrete	Waterfront	N/A
Exterior	Vinyl, Aluminum	Lake/River	
Lot Size	1/2 to 1 acre	Environmentally Friendly	Energy Star Appliances
Lot Description	Cul-de-sac, Wooded	Farm Features	N/A
Interior Features	Wood or sim. wood floor, Wood trim, Walk-in closet(s), Great room, Cathedral/vaulted ceiling, Washer, Dryer, Humidifier, Air e xchanger, Water softener inc, Security system, Cable available, All window coverings, 9' + Ceiling		
Exterior Features	Patio, Front porch		

Peaceful, 4 beds, 2.5 bath, 2-story in Oshkosh (Algoma), 106'x 201' wooded lot (2/3 of football field);2,490 sq ft; finished 3-car garage; stainless steel appl; kit island; maple floors; 9-foot ceilings; 2nd flr laundry; energy efficient; unfin basement subbed for bath; built by Tempo Homes (2008); Low Algoma taxes w/Oshkosh Schools; Your chance to own a new home without landscaping bills (\$15,000 landscaping compl 2008); We LOVE this home, but job is being relocated!

Contact Seller, NOT Broker, 920-203-3150, coffeyf@gmail.com Visit: www.oshkoshhouse4sale.com

List Agent:	Bill Lorge	(608) 698-0300	List Date:	8/29/2009
	Bill@BadgerMLS.com		Expiration Date:	2/28/2010
List Office:	Badger MLS	(608) 698-0300	Subagent Comm:	2.4
	PO Box 8343		BuyerAgent Comm:	2.4
	Madison WI 53708 8343			
Sale Agent:	. Non Member		Variable Comm:	Yes
Sale Office:	South Central Non-Member	(608) 240-2800	Named Exceptions:	No
Sold Price:	\$291,000	PtsPd/SrCr:	Licensee Interest:	No
PendingDate:	9/16/2009	Financing:	Exclusive Agency:	Yes
	Closing Date: 10/27/2009	DaysOnMkt: 18	Multiple Rep:	No
		Cumulative DaysOnMkt: 18		

Buyer to verify this information as provided by seller, listing broker & other parties. Equal housing opportunity listing. SCWMLS **Not for Public Distribution**