

Address: PCL 1 Big Bend Rd Waterford, Wisconsin 53185 Taxed by: Waterford

MLS #: 1635527



**Property Type:** Vacant Land  
**Status:** Active  
**Tax Key:** 016041912064020  
**County:** Racine

**List Price:** \$179,900  
**Taxes:** \$42.12  
**Tax Year:** 2018  
**Est. Acreage:** 9.5

**1 Story SqFt Min:** 0  
**2 Story 1st Flr SqFt:** 0  
**2 Story SqFt Min:** 0

**Lot Description:** Ap. 329 x 1,278  
**Flood Plain:** No  
**Occ. Permit Required:** Y  
**Zoning:** R-3 & A-2

**School District:** Waterford Graded J1  
**High School:** Waterford  
**Middle School:** Fox River  
**Elem. School:**

**Subdivision:** Pcl 1, CSM #2351  
**Subd. Dues/Yr.:** \$  
**Body of Water:**  
**Days On Market:** 2

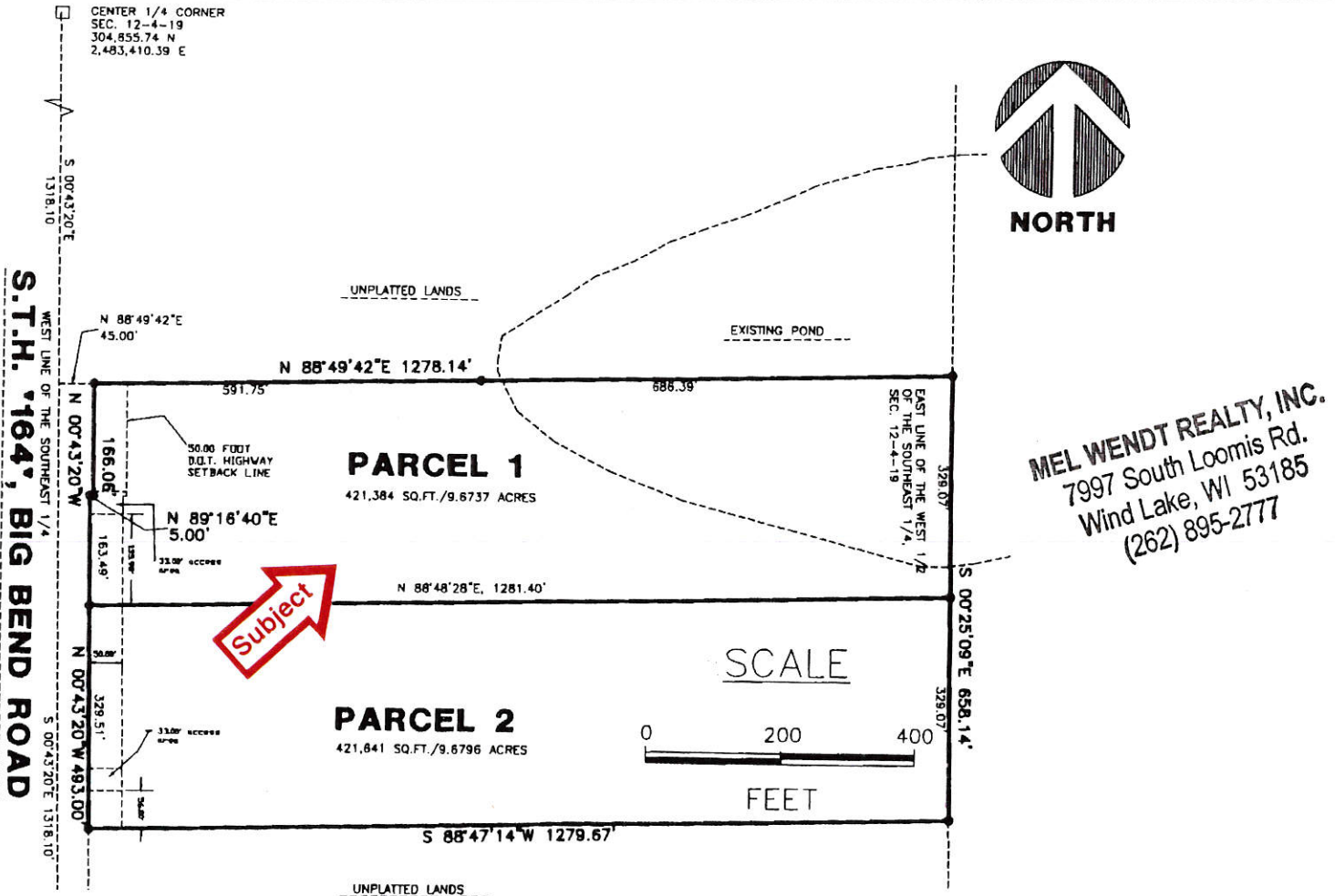
**Directions:** Located immediately North of 7117 Big Bend Road (STH #164), South of North Lake Drive, and across the street from Dorie Lane.

**Topography:** Rolling/Hilly  
**Location:** Suburban  
**Present Use:** Agriculture; Residential  
**Utilities Available:** Electric; Natural Gas; Telephone; Cable  
**Conveyance Options:** Sell in Entirety  
**Road Frontage:** Paved Road  
**Zoning:** Residential - Single; Agricultural  
**Municipality:** Town  
**Documents:** Seller Condition; Subd. Plot or CSM; Other

**Buildings Included:** None  
**Miscellaneous:** Horses Permitted  
**Development Status:** Finished Lots  
**Water/Waste Available:** None  
**Water/Waste Required:** Well  
**Occupancy:** Immediate

**Remarks:** Beautiful ap. 9.50 acre building site in the Town of Waterford. The front 300' of the lot is zoned R-3, and is serviced by municipal sewer. The balance of the parcel is zoned A-2. If building in this area, a mound system would be required. Horses are permitted in A-2 zoning. Some wetland exists to the rear. Home construction packages are available through Vertical Works, Inc., however you may also have a builder of your choice. Not located within a subdivision.

**Exclusions:** Farm crops, if any



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