



Address	<b>1117 W Adler Rd</b>			Rooms	10	Bedrooms	5	Baths	3
Municipality	Marshfield			School	Marshfield				
Directions	Oak St west on Adler								
Lot Desc	2.21 Acres MOL	Loc	Zone	Tx Key #	<a href="#">Click Here To View Slideshow</a>				
ROOM	SIZE	LL	2nd	FEATURES			CONSTRUCTION		
Great Rm	18 x 38 Irreg**			Curb/Gutter	Yes	Stories	1.5 Stories		
Dining Rm	12 x 16 Irreg**			City Water	Yes	Est. Size			
Kitchen	23.9 x 12.6 Irreg			Gas	NG	Est. Sq. Ft	3938*		
Bath	Master			Sewer	Yes	Est. Age	1978*		
Full	Full	X	X	Septic		Siding	Cedar Shake		
Bedroom	Master 13 x 19 Irreg**			Well		Roof	Shingles		
Bedroom	20.7 x 15.3 Irreg	X		WDW Trmts		Walls	Drywall		
Bedroom	22.11 x 8.7 Irreg	X		Range/Oven	JennAire	Trim	Wood		
Bedroom	21 x 16 Irreg**		X	Hood / Fan	Yes	Floors	Wood/Carpet/Tile/Vinyl		
Bedroom.	13 x 19 Irreg**		X	Disposal	Yes	Fireplace	Gas		
Office	6 x 9 Irreg	X		Refrigerator	Yes	Basement	Part Finished		
Family	41.2 x 20.4 Irreg	X		Dishwasher	Yes	Water Htr	Elect		
Utility Rm	15 x 14.2 W& D Incl	X		Air	C/A	Heat/Fuel	FA/NG		
Garage	3 Car Detached			H2o Softnr	Owned	Electric			

Remarks: Information Provided By Seller or Other Third Party and Has Not Been Verified By Broke: Information contained herein must be verified by buyer

**PRICED BELOW ASSESSED VALUE.** Tucked in on a beautiful lot, 2.21 MOL acres w/woods to the north in the city of Mfld. Step across your lawn to the city walking/bike trail or enjoy the seclusion on your many decks or patio. What's even more unique? A 5BR, 3BA, 3,938 sq ft dome home & 3 car garage! Just minutes away from the medical complex. Must see to appreciate. New furnace & shingles in '09. Call Connie for your private showing today!

**2010 City wide Reassessment** \* Per Assessor \*\*Per Previous Seller

Assessed	Year	Land	Improvement	Total				
Occupied By	Owner	Owner	Martin	Est Heat	Taxes	\$6257.12(09)		
Possession	Closing	Lockbox	Yes	Sign	Yes	File #	2.4	
Office	<b>RE/MAX Am. Dream</b>	Phone	<b>384-4423</b>	Agent	<b>Connie Reiter-Miller</b>		Phone	<b>384-3210</b>
Price	<b>\$193,900</b>			MLS#	1003618	ATR#		



## RE/MAX American Dream

901 N. Central Ave., Suite 3  
Marshfield, WI 54449  
Phone: 384-4423 \* Fax 384-4788

[www.americandream-wi.com](http://www.americandream-wi.com)

## Connie Reiter-Miller

Realtor, SRES, CDPE  
Phone: **715-305-1454**

