






**1768479 Withheld/Delayed Single Family Price: \$1,900,000**

**E7568A ACORN LN Town Dellona Q04**

**County:** Sauk **Mailing City:** Lyndon Station  
**Subdivision:** N/A WI 53944

**Bedrooms:** 4 **Fin Above Grade SqFt:** 1,917  
**Full Baths:** 3 **Fin Below Grd Exp SqFt:** 1,648  
**Half Baths:** 0 **Finished Non-Exp SqFt:**  
**Total Finished SqFt:** 3,562 *Seller*  
**Year Built:** 2001 *Seller*  
**Est. Acres:** 160.0000 *PlatMap/Survey*

**Click M for Map:**   
**Documents (if any):**   
**Calculate Payment:** 

**Open House:**

**Directions:** I94 to Hwy 23, to Hwy P to left on Hwy H to Acorn Ln

		<b>Baths</b>		<b>School Info</b>	
		<b>Full</b>	<b>Half</b>		
<b>Living/Great:</b> M 18x15	<b>Mstr BedRm:</b> M 14x14	<b>Laundry:</b> M 7x6	<b>Upper:</b> 0	<b>(D)</b> Reedsburg	
<b>Formal Dining:</b> N	<b>2nd BedRm:</b> M 12x11	<b>Den/Office:</b> L 15x18	<b>Main:</b> 2	<b>(E)</b> Call School District	
<b>Dining Area:</b> M 12x12	<b>3rd BedRm:</b> L 20x16	<b>Rec Room:</b> L 36x17	<b>Lower:</b> 1	<b>(M)</b> Call School District	
<b>Kitchen:</b> M 15x18	<b>4th BedRm:</b> L 15x13			<b>(H)</b> Call School District	
<b>Family Room:</b>	<b>5th Bedrm:</b>				

**Lake/River:** **Net Taxes:** \$ 7,932 / 2015 **HOA Dues/Yr:**  
**Feet WaterFront:** **Zoning:** AG **Builder:**  
**Parcel #:** 006-0388-00000

<b>Type</b>	1 story, Farm	<b>Fuel</b>	Liquid propane
<b>Architecture</b>	Ranch, Raised Ranch	<b>Heating</b>	Forced air, Central air, In Floor Radiant Heat, Zoned
<b>Mstr Bedrm</b>	Full, Walk-in Shower, Separate Tub	<b>/Cooling</b>	Heating
<b>Bath</b>		<b>Water/Waste</b>	Well, Non-Municipal/Prvt dispos
<b>Dining</b>	Dinette, Eat-in kitchen	<b>Driveway</b>	Concrete, Blacktop/Asphalt
<b>Kitchen</b>	Breakfast bar, Pantry, Solid surface counters, Range/Oven,	<b>Barrier-free</b>	Open floor plan, Ramped or level entrance, Ramped or lvl from garage, First floor bedroom, First floor full bath, Level drive, Level lot, Width of hallways 36"+, Door openings 36+, Low pile or no carpeting
<b>Features</b>	Refrigerator, Dishwasher, Microwave, Disposal	<b>Waterfront</b>	N/A
<b>Fireplace</b>	Gas burning, Insert, LivingRm, 1 fireplace	<b>Farm</b>	Livestock Farm, Crop Farm, Barn(s), Outbuilding(s), Horse Farm, Pole building
<b>Basement</b>	Full, Exposed, Walkout to yard, Partially finished, 8'+ Ceiling, Poured concrete foundatn	<b>Features</b>	
<b>Garage</b>	3 car, Attached, Extra Storage, Heated, Opener		
<b>Exterior</b>	Vinyl, Brick		
<b>Lot Description</b>	Wooded, Rural-not in subdivision, Pasture, Tillable, Horses Allowed		

**Interior Features** Wood or sim. wood floor, Tile Floors, Walk-in closet(s), Great room, Vaulted ceiling, Washer, Dryer, Humidifier, Air cleaner, Air exchanger, Water softener inc, Jetted bathtub, Wet bar, Cable available, All window coverings, Hi-Speed Internet Avail, Office w/ ext entry, At Least 1 tub, Tankless Water Heater  
**Exterior Features** Deck, Patio, Storage building

A pristine 160 rolling acres with a mix of pasture/tillable/woodlots. Beautiful 4 bedroom ranch with all the accents of modern day living yet with a bit of western motifs. Outstanding business opportunity exists, Horses, elk, beef, or other livestock may be raised on this ranch. High fences, multiple pastures, crop land, everything is in place to take over the operation. Once operated has a high sustaining elk ranch, tour facility, and retail store, it is now the home of a smaller heard of Elk, miniature heifers, & long horn steers. Minutes from Wisconsin Dells. Approx. 6.6 acres commercial.

**Sold Price:** **Concessions:** **Closing Date:**  
*This information provided courtesy of: Restaino & Associates*

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