

Vacant Land
1575892Active
Recent: 08/09/2023 New Listing

Lot 83 13TH Street
Black River Falls, WI 54615

L \$12,500



Type:	Residential Lot	County:	Jackson
Twp:		Area:	11 - Jk/Mn/Ver/La
Sec/Twp/Rng:		School Dist:	Black River Falls
Lot Size:	0 x 0 x	Taxes/Yr:	\$0.00 / 2022
Acreage:	0.00	Tax ID:	20611300000
Waterfront:	No	Addtl Tax IDs:	
Terrain:	Open	Subdivision:	Skyline Ridge
Utilities:	Electric-At Street		

Use Value Assmt:
Common:

Road Access:
Restrictive Cov: **Yes**

Plat:
Non Conform:

Water Front Type:
Lake/River Name:
Lake Size:
Waterfront Elevation:

Water Front Ft:
Waterfront Access:
Water View:
Water Front CF:

Seasons:
Lake Depth:
Slope:
RoadBtwWtrfrnt:

Fencing:
Showing: **24 Hour Notice, Sign-on Property, UseShowingTime**
Soil Type:
Zoning: **Residential**
Internet:

Occupancy: **At Closing**
Sewer: **City Sewer-In Street**
Water: **City-Water**

Directions: **From Main St/Downtown BRF: Take Main street towards the school. Take a right on 10th St. Take a left on Van Buren St. Lots will be located on the corner of Van Buren and 13th St.**

Remarks: **Property to be sold AS-IS with no buyer contingencies at online only auction closing September 14th, 2023 at 6:00 p.m. All financing to be prearranged. \$500 earnest money per lot due day after auction close. 10% buyer's fee to be added to high bid to determine offer price. Auction to be conducted through Hansen Auction Group. Check out this great property in Black River Falls! Gorgeous residential lot located in a quiet subdivision next to the Skyline Golf Course. This lot is the perfect spot to build your dream home! Rare opportunity to buy multiple lots! By one or all six for a large yard and lots of privacy. Pick and choose which lots are right for you and get your bids in! Close to schools, the Lunda center, and the golf course these lots are the perfect location to make your dream of designing a home the way you want come true! Call to see them today!**

Legal:

Condition Report: **No**

Seller Financing:

Seller Fin Remarks:

Prepared By: Jacob Lallemond
Northern Investment Company
N31874 State Rd 93
Arcadia, WI 54612

Email: jlallemond@northerninvestment.com
Office Ph#: 715-985-3191
Preferred Ph#: 608-863-3928
Certs:



Not guaranteed. Information provided by NWW WI MLS is compiled from 3rd party source. Days on Market data may relate only to this unique ML# and not reflect entire

listing activity of property. Neither NWW WI MLS, the listing broker or its agents or subagents are responsible for its accuracy.

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Vacant Land
1575895Active
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L \$12,500



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Sec/Twp/Rng:		School Dist:	Black River Falls
Lot Size:	0 x 0 x	Taxes/Yr:	\$0.00 / 2022
Acreage:	0.00	Tax ID:	20611300000
Waterfront:	No	Addtl Tax IDs:	
Terrain:	Open	Subdivision:	Skyline Ridge
Utilities:	Electric-At Street		

Use Value Assmt: Common:	Road Access: Restrictive Cov: Yes	Plat: Non Conform:
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Water Front Type:	Water Front Ft:	Seasons:
Lake/River Name:	Waterfront Access:	Lake Depth:
Lake Size:	Water View:	Slope:
Waterfront Elevation:	Water Front CF:	RoadBtwWtrfrnt:

Fencing:	Occupancy: At Closing
Showing: 24 Hour Notice, Sign-on Property, UseShowingTime	Sewer: City Sewer-In Street
Soil Type:	Water: City-Water
Zoning: Residential	
Internet:	

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Use Value Assmt: Common:	Road Access: Restrictive Cov: Yes	Plat: Non Conform:
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Water Front Type:	Water Front Ft:	Seasons:
Lake/River Name:	Waterfront Access:	Lake Depth:
Lake Size:	Water View:	Slope:
Waterfront Elevation:	Water Front CF:	RoadBtwWtrfrnt:

Fencing:	Occupancy: At Closing
Showing: 24 Hour Notice, Sign-on Property, UseShowingTime	Sewer: City Sewer-In Street
Soil Type:	Water: City-Water
Zoning: Residential	
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1575897Active
Recent: 08/09/2023 New Listing

Lot 86 Van Buren Street
Black River Falls, WI 54615

L \$12,500



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Sec/Twp/Rng:		School Dist:	Black River Falls
Lot Size:	0 x 0 x	Taxes/Yr:	\$0.00 / 2022
Acreage:	0.00	Tax ID:	20611300000
Waterfront:	No	Addtl Tax IDs:	
Terrain:	Open	Subdivision:	Skyline Ridge
Utilities:	Electric-At Street		

Use Value Assmt: Common:	Road Access: Restrictive Cov: Yes	Plat: Non Conform:
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Water Front Type:	Water Front Ft:	Seasons:
Lake/River Name:	Waterfront Access:	Lake Depth:
Lake Size:	Water View:	Slope:
Waterfront Elevation:	Water Front CF:	RoadBtwWtrfrnt:

Fencing:	Occupancy: At Closing
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Vacant Land
1575899Active
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Black River Falls, WI 54615

L \$12,500



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Sec/Twp/Rng:		School Dist:	Black River Falls
Lot Size:	0 x 0 x	Taxes/Yr:	\$0.00 / 2022
Acreage:	0.00	Tax ID:	20611300000
Waterfront:	No	Addtl Tax IDs:	
Terrain:	Open	Subdivision:	Skyline Ridge
Utilities:	Electric-At Street		

Use Value Assmt: Common:	Road Access: Restrictive Cov: Yes	Plat: Non Conform:
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Lake/River Name:	Waterfront Access:	Lake Depth:
Lake Size:	Water View:	Slope:
Waterfront Elevation:	Water Front CF:	RoadBtwWtrfrnt:

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Acreage:	0.00	Tax ID:	20611300000
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Terrain:	Open	Subdivision:	Skyline Ridge
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