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# NOLAN SALES LLC

PO Box 486, MARION, WISCONSIN 54950



## PROPERTY ADDRESS:

**N11535 & N11541 Buckbee Rd  
Marion, WI 54950**

**L-8149: 8.5 ACRE FARMETTE, IN THE TOWN OF LARRABEE NEAR MARION.** Featuring a 5,000+ sqft home built in 2016 consisting of 7 bedrms, 3.5 baths, large open concept kitchen/dining/living room with hardwood flooring, and attached garage. Outbuildings consist of a 27'x36' 4-stall garage attached to a 42'x80' insulated shed with water, and concrete floor. There's also a 27'x100' finished shed house with full bath, and a 20'x42' finished building once used as a store with a full bath. Site has fenced pasture, manicured landscaping, and a beautiful country setting. Property is currently setup for off-grid living. **\$545,000.00**

Main Level		Lower Level			Taxes (2022): \$3,983.69
Room	Size	Room	Size	Kitchen Features	Est. Lot Size/Acreage: 8.5+/- Acres
Laundry/Entry:		Bedroom 1: 12'6x11'		Disposal 220 Outlet	Tax Parcel # 10 07 13 5 &
Kit/Din/Living Room: 44' x 35'		Bedroom 2: 12'6x11'		Dishwasher Gas Connection	10 07 13 6
Kitchen:		Bedroom 3: 12'6x11'		Exhaust Fan Range/Oven	School District: Marion
Dining Room:		Bedroom 4: 12'6x11'		Range Hood Refrigerator	Zoning:
Enclosed Porch:		Bedroom 5: 12'6x11'			Flood Plain:
Pantry:		Bath 1:  Full Half		Central Air	Township: Larrabee
Office:				Yes No	County: Waupaca
Bedroom 1: 10'x15'				Heating:	Sanitary District:
Bedroom 2: 9'x10'		Basement:  Full Partial Slab Crawl Space		Water Heater: Gas Electric	Septic: Conventional Mound
Bedroom 3:				Electric Service:	Natural Gas LP Gas
Bath 1:  Full Half					
Bath 2:  Full Half		Exterior: Roof: Asphalt Exterior Walls: Vinyl		Garage: _____ Car(s) Size: 22'x30' Attached Detached Automatic Door Openers: _____	Municipal: Sewer Water
Bath 3:  Full Half				Well: Drilled Point	
SALE PRICE:				DATE OF SALE:	

Please Note: All information is approximate and based on owner's representations.



