

WI Toll Free No. 1-800-472-0290

Office Phone: 715-754-5221

Fax: 715-754-1321

# NOLAN SALES LLC

PO Box 486, MARION, WISCONSIN 54950

**PROPERTY ADDRESS:**
**518 Sherman Street  
Marion, WI 54950**

**L-8150: CHARMING 4 BEDRM, 2 BATH BRICK HOME ON A DOUBLE LOT.** This welcoming home features beautiful hardwood floors and woodwork throughout! Main floor bedroom, full bath, kitchen, living, and dining room. Full bath and 3 additional bedrooms with walk-in closets on the second floor. New roof and boiler in 2022, and nearly all windows have been replaced.

**\$195,000.00**

Main Level		Upper Level		
Room	Size	Room	Size	Kitchen Features
Laundry/Entry:		Bedroom 1:	12'6 x 12'	<input type="checkbox"/> Disposal <input checked="" type="checkbox"/> 220 Outlet
Living Room:	13' x 15'6	Bedroom 2:	11'6 x 11'	<input type="checkbox"/> Dishwasher <input type="checkbox"/> Gas Connection
Kitchen:	11' x 14'	Bedroom 3:	15'6 x 13'6	<input type="checkbox"/> Exhaust Fan <input checked="" type="checkbox"/> Range/Oven
Dining Room:	12' x 15'	Bedroom 4:		<input checked="" type="checkbox"/> Range Hood <input checked="" type="checkbox"/> Refrigerator
Sun Room:	11' x 15'6	Bedroom 5:		
Pantry:		Bath 1:		Central Air
Office:		<input checked="" type="checkbox"/> Full <input type="checkbox"/> Half		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Bedroom 1:	10'6 x 11'6	Year Built:	1926	Heating: Hot Water (2022)
Bedroom 2:		Basement:		Water Heater:
Bedroom 3:		<input checked="" type="checkbox"/> Full <input type="checkbox"/> Partial		<input checked="" type="checkbox"/> Gas <input type="checkbox"/> Electric
Bath 1:		<input type="checkbox"/> Slab <input type="checkbox"/> Crawl Space		Electric Service: 100 AMP
<input checked="" type="checkbox"/> Full <input type="checkbox"/> Half				<input type="checkbox"/> Natural Gas <input type="checkbox"/> LP Gas
Bath 2:		Exterior:		Garage: <u>2</u> Car(s)
<input type="checkbox"/> Full <input type="checkbox"/> Half		Roof: Asphalt (2022)		Size: 21' x 23'
Bath 3:		Exterior Walls: Brick		<input checked="" type="checkbox"/> Attached <input type="checkbox"/> Detached
<input type="checkbox"/> Full <input type="checkbox"/> Half				Automatic Door Openers: Yes
<b>SALE PRICE:</b>				<b>DATE OF SALE:</b>

Taxes (2022): \$2,567.52

Est. Lot Size/Acreage: 118' x 150'

Tax Parcel # 32 02 90 18 &amp;

32 02 90 19

School District: Marion

Zoning: Residential

Flood Plain: No

Township: City of Marion

County: Waupaca

Sanitary District:

 Septic:  
☐ Conventional ☐ Mound

☐ Natural Gas  
☐ LP Gas

 Municipal:  
☒ Sewer ☒ Water

 Well:  
☐ Drilled ☐ Point

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



Sherman St