

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

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# NOLAN SALES LLC

PO Box 486, MARION, WISCONSIN 54950



**305 SE 1st Street  
Marion, WI 54950**

L-8173: Featuring new siding, steel roof, exterior doors, windows, furnace, ductwork, and electrical panel, this property is ready for your finishing touch! With all the hard work of gutting completed, bring your creative vision to transform this space into your dream home or next investment opportunity!

**\$75,000.00**

Main Level		Upper Level			Taxes (2023): \$182.24
Room	Size	Room	Size	Kitchen Features	Est. Lot Size/Acreage:
Laundry/Entry:		Bedroom 1:		<input type="checkbox"/> Disposal <input type="checkbox"/> 220 Outlet	Tax Parcel # 32 02 73 74
Living Room:		Bedroom 2:		<input type="checkbox"/> Dishwasher <input type="checkbox"/> Gas Connection	
Kitchen:		Bedroom 3:		<input type="checkbox"/> Exhaust Fan <input type="checkbox"/> Range/Oven	School District: Marion
Dining Room:		Bedroom 4:		<input type="checkbox"/> Range Hood <input type="checkbox"/> Refrigerator	Zoning: Residential
Enclosed Porch:		Bedroom 5:			Flood Plain:
Pantry:		Bath 1:		Central Air	Township: City of Marion
Office:		<input type="checkbox"/> Full <input type="checkbox"/> Half		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	County: Waupaca
Bedroom 1:				Heating: Forced Air	Sanitary District:
Bedroom 2:		Basement:		Water Heater:	Septic:
Bedroom 3:		<input type="checkbox"/> Full <input checked="" type="checkbox"/> Partial		<input type="checkbox"/> Gas <input checked="" type="checkbox"/> Electric	<input type="checkbox"/> Conventional <input type="checkbox"/> Mound
Bath 1:		<input type="checkbox"/> Slab <input type="checkbox"/> Crawl Space		Electric Service:	<input checked="" type="checkbox"/> Natural Gas
					<input type="checkbox"/> LP Gas
Bath 2:		Exterior:		Garage: <u>  1  </u> Car(s)	Municipal:
<input type="checkbox"/> Full <input type="checkbox"/> Half		Roof: Steel		Size:	<input checked="" type="checkbox"/> Sewer <input checked="" type="checkbox"/> Water
Bath 3:		Exterior Walls: Vinyl		<input checked="" type="checkbox"/> Attached <input type="checkbox"/> Detached	Well:
<input type="checkbox"/> Full <input type="checkbox"/> Half				Automatic Door Openers: <u>    </u>	<input type="checkbox"/> Drilled <input type="checkbox"/> Point
<b>SALE PRICE:</b>				<b>DATE OF SALE:</b>	

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



South Main St

Southeast 1st St

Bennett St

110