

Vacant Land
1561136Active
Recent: 02/02/2022 New Listing

ON Right of Way Road Road
Butternut, WI 54514

L \$108,000



Type: **Acreage-6 or More**
Twp: **Chippewa**
Sec/Twp/Rng: **7/41N/2W**
Lot Size: **0 x 0 x**
Acreage: **80.00**
Waterfront: **No**
Terrain: **Wooded**
Utilities: **None**

County: **Ashland**
Area: **48 - Park Falls Schl Dist**
School Dist: **Butternut**
Taxes/Yr: **\$59.20 / 2021**
Tax ID: **006-00377-0000**
Addtl Tax IDs: **006-00374-0000**
Subdivision: **Bear Lake 4**

Use Value Assmt: **No**
Common:

Road Access:
Restrictive Cov:

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: **Sign-on Property**
Soil Type:
Zoning:
Internet:

Occupancy: **At Closing**
Sewer:
Water: **None**

Directions: **From Butternut travel north on Hwy 13 to Bear Lake Road, turn left on Bear Lake Road and travel 9.25 miles to stop sign. Turn right onto Forest Rd 163/Right Of Way Road for approx. 3 miles to the property.**

Remarks: **80-acres of forestland located in the Town of Chippewa, Ashland County, WI. This property features primarily aspen forest, with some swamp conifer. It contains access from Right of Way Road, and woods road infrastructure allows vehicular travel through a portion of the tract. Enrolled in the Managed Forest Law (MFL).**

Legal: **NENE, SENE, Sec. 7, T41N-R2W.**

Condition Report: **No**

Seller Financing:

Seller Fin Remarks:

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