



<b>Vacant Land</b> <b>1572386Active</b> <b>Recent: 04/24/2023 New Listing</b>	<b>On Airport Road</b> <b>Port Wing, WI 54865</b>	<b>L \$65,577</b>
	Type: <b>Acreage-6 or More</b> Twp: <b>Orienta</b> Sec/Twp/Rng: <b>14/49N/9W</b> Lot Size: <b>0 x 0 x</b> Acreage: <b>40.00</b> Waterfront: <b>No</b> Terrain: <b>Level, Wooded</b> Utilities: <b>Electric-At Street, Telephone-At Street</b>	County: <b>Bayfield</b> Area: <b>57 - Ashland/Bayfield</b> School Dist: <b>South Shore</b> Taxes/Yr: <b>\$29.60 / 2021</b> Tax ID: <b>25907</b> Addtl Tax IDs: Subdivision: <b>Sale 2010</b>
Use Value Assmt: <b>No</b> Common:	Road Access: <b>Yes</b> 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: <b>Sign-None</b> Soil Type: Zoning: <b>Forestry</b> Internet:	Occupancy: <b>At Closing</b> Sewer: Water: <b>None</b>	
Directions: <b>From Port Wing travel south on County Hwy A for 5.9 miles, turn right to travel west on Sorenson Road for 2.9 miles to the property, northwest of the intersection of Sorenson and Airport Roads.</b>	Remarks: <b>40-acres of forestland located in the Town of Orienta, Bayfield County Wisconsin. The forest cover type is aspen regeneration as the parcel was recently harvested. The parcel is 100% upland with road frontage on two sides and power available at the road. Enrolled in the Managed Forest Law program.</b>	Legal: <b>SESE, Sec. 14, T49N-R9W</b>
Condition Report: <b>No</b>	Seller Financing:	Seller Fin Remarks:
<b>Prepared By: Todd Frederickson</b>  <b>Steigerwaldt Land Sales, LLC</b>  <b>856 N 4TH ST</b>  <b>Tomahawk, WI 54487</b>	<b>Email: <a href="mailto:todd.frederickson@steigerwaldt.com">todd.frederickson@steigerwaldt.com</a></b>  <b>Office Ph#: 715-453-3274</b>  <b>Preferred Ph#: 715-612-0508</b>  <b>Certs:</b>	

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