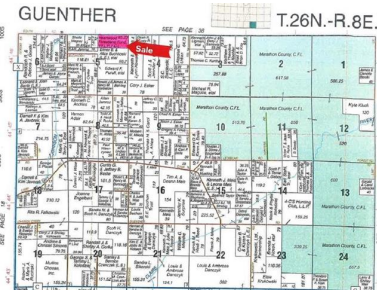


ALL FIELDS DETAIL II



MLS # 22400449
Class Land
Type Land
Area Wausau
Asking Price \$170,240
Address NEAR BUCHKOSKI LANE
Address 2 Sale 2077
City Mosinee
State WI
Zip 54455

Status Active
Sale/Rent For Sale
Lot Size 40000+
Acreage 40-80 Acres
Waterfront No
Electronic Consent Yes
Virtual Tour Virtual Tour



GENERAL

Agent - Agent Name and Phone	TODD FREDERICKSON - Cell: 715-612-0508	Listing Office 1 - Office Name and Phone	STEIGERWALDT LAND SALES, LLC - Main: 715-453-3274
Agent - License ID	57356-90	Listing Office 1 - Phone Number 2	Fax: 715-453-8325
BA % or \$?	%	Listing Office 1 - License ID	936887-91
SA:% or \$?	%	BA: %/\$	2.000000
Municipality	Guenther, Town of	SA: %/\$	2.000000
County	Marathon County	Directions	No legal access.
Total Acres	65.23	VAR: Y/N	Y
Tax Amount	234.83	EXA: Y/N	N
Tax Year	2023	EXC: Y/N	N
Sign on Property	No	FC	No
Township	26N	SS	No
Section	5	Associated Documents	1
Range	8E	Input Date	2/21/2024 12:27 PM
LandLock-No Vehicle Entry	Yes	Days On Market	1
Managed Forest Land	Yes	Cumulative DOM	1
Limited Service	No	IDX Include	Yes
Owner Name	Whiskey River Land & Timb	Listing Is Primary In	Central
Listing Date	2/20/2024	VOW AVM	No
Update Date	2/21/2024	VOW Address	Yes
Status Date	2/21/2024	VOW Comment	No
HotSheet Date	2/21/2024	VOW Include	Yes
Price Date	2/21/2024		
General Date	2/20/2024		
PIN #	032-2608-051-0999		

FEATURES

USE	TOPOGRAPHY	SEWER	WAUSAU AREA SCHOOL DIST
Hunting	Rolling	None	Mosinee
Recreational	Wooded	AVAILABLE DOCS	
	WATER	Plat Map	
	None	Aerial	

FINANCIAL

Legal Description FRL N1/2 NE1/4, Sec. 5, T26N-R8E. **Original Price** \$170,240

REMARKS

Remarks 65.23 acres of forestland located in southern Marathon County. Forest cover types include red maple and aspen. Enrolled in the Forest Crop Law tax program. No legal access.

SOLD STUFF

Price \$170,240

DISCLAIMER

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