

Vacant Land
1585735Active
Recent: 12/18/2024 Price Decrease

ON Hall Road
Barnes, WI 54873

L \$169,900 ↓



Type:	Acreage-6 or More	County:	Bayfield
Twp:	Barnes	Area:	56 - Drummond Schl Dist
Sec/Twp/Rng:	13/45N/9W	School Dist:	Drummond Area
Lot Size:	1320 x 1320 x	Taxes/Yr:	\$28.80 / 2023
Acreage:	40.00	Tax ID:	2552
Waterfront:	No	Addtl Tax IDs:	
Terrain:	Level, Wooded	Subdivision:	
Utilities:	None		

Use Value Assmt:
Common:

Road Access: **Yes**
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: **None**
Water: **None**

Directions: **From Barnes travel east on CTH N for approx. 4 mi, turn left onto CTH A for approx. 2.2 mi, turn left onto Hall Rd for 0.8 mi to the property.**

Remarks: **A beautiful 40-ac parcel located in Bayfield County, town of Barnes. This parcel offers outstanding recreational and timber investment opportunities. The primary forest cover type is middle aged red pine plantation. It has town roads on 2 sides and public land adjacent. There is a small 2-ac clear cut near the center offering a potential building site. Enrolled in the Managed Forest Law program for tax relief.**

Legal: **SWSW, Sec. 13, T45N-R9W.**

Condition Report: **Yes**

Seller Financing:

Seller Fin Remarks:

Prepared By: Todd Frederickson

Email: todd.frederickson@steigerwaldt.com

Steigerwaldt Land Sales, LLC

Office Ph#: 715-453-3274

856 N 4TH ST

Preferred Ph#: 715-612-0508

Tomahawk, WI 54487

Certs:



Not guaranteed. Information provided by NWW WI MLS is compiled from 3rd party source. Days on Market data may relate only to this unique ML# and not reflect entire listing activity of property. Neither NWW WI MLS, the listing broker or its agents or subagents are responsible for its accuracy.

PRESENTING AGENT MAY NOT NECESSARILY BE THE LISTER. © 2024 NWWMLS