



ON BEAR LAKE RD			MLS# 208576
County	Ashland	Current Price	\$431,000
Township	Chippewa		
State	WI		
Complex/Sub	Bear Lake 10		
Zip Code	54514	Sale Price	
Title	Fee Simple	Date Sold	
Type	Lots/Acreage		
Status	Active		
Taxes	\$202 (2023)		
Possession	On Closing		

ADDITIONAL INFORMATION

Water	Utilities	
Sewer	Road Access	Town Road, Unpaved Road
Info/Permits/Restricts	Topo Map, Aerial Photo	
Site Influence	Level, Rolling, Wooded Area, Wetlands, Rural Setting, Hunting, Private Setting	
Zoning	Buyer to Verify	

LAKE

Lake Name	Lake Chain
Surface (ac)	Lake Depth
Waterfront	Water Ftg (ft)
Shoreline	River
Lake ID	

LOT

SCHOOLS

Lot Width (ft)	Elementary	AS Butternut
Lot Depth (ft)	Middle School	AS Butternut
Lot Size (sqft)	High	AS Butternut
Lot Size (acres)		
Road Frontage (Ft)		

LEGAL

Financing	Short Sale: No, Foreclosure: No	Tax Comp #	006-00563-0000,006-00564-0000+
STR	18 41N 2W	Sale Type	
Concessions			
Legal Desc.	Section 18, T41N-R2W, SWSE, SESE, NWSE, NESE, SENE, SWNE, and SENW		
Directions	From Butternut travel west on Bear Lake Rd for approx. 7.5 mi to the property on the right.		
Consumer Alert			

280-acres of forestland located in the Town of Chippewa, Ashland County, WI. This property features primarily aspen forest, with some swamp conifer. Electric utilities are not available on the property. It contains access from Bear Lake Road, and woods road infrastructure allows vehicular travel through a portion of the tract. Enrolled in the Managed Forest Law (MFL), for tax relief.
Listed By: STEIGERWALDT LAND SALES, LLC

This listing information is provided to you by:
The GREATER NORTHWOODS MLS &:

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