

Vacant Land
1599297Active
Recent: 07/29/2026 Price Decrease

ON Sheep Camp Road
Ladysmith, WI 54848

L \$273,840 ↓



Type:	Acreage-6 or More	County:	Rusk
Sec/Twp/Rng:	12/33N/7W	Municipality:	Town of Washington
Lot Size:	0 x 0 x	School Dist:	Bruce
Acreage:	120.00	Taxes/Yr:	\$86.40 / 2025
Waterfront:	No	Tax ID:	042002640000
Terrain:	Level, Rolling, Wooded	Addtl Tax IDs:	042002650000+
Utilities:	None	Subdivision:	Sheep Camp 8

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:
RoadBtwWtrfrnt:

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

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

Directions: **From Ladysmith travel south on WI-27 for 9 miles, turn right onto Broken Arrow Road for 3.5 mi., turn right onto Sheep Camp Road for 1.7 mi.**

Remarks: **120-acres of forestland located in the Town of Washington, Rusk County. Town road frontage. The forest covers types include white spruce, red pine and marsh providing diversity and excellent wildlife habitat. Attractive hunting land. Enrolled in the Managed Forest Law (MFL) program for tax relief. Adjacent lands also available for a larger contiguous ownership.**

Legal: **SWSW, SESW, SWSE, Sec. 12, T33N-R7W.**

Condition Report: **No**

Seller Financing:

Seller Fin Remarks:

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Certs:



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