



Fond du Lac
920-923-4433

Oshkosh
920-235-0095

Fox Valley
920-202-8360

Green Lake
920-294-0121



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Est. Monthly Payment
(Based on 10% down payment)
15 yr. mortgage: \$3,166.38
20 yr. mortgage: \$2,618.60
30 yr. mortgage: \$2,097.22

1115 GOLF VU DR FOND DU LAC WI 54935

\$459,900 MLS# 50194520

Listed by: Adashun Jones, Inc.

Rare and Well Done! Extensive landscaping with a changing palate of colors set the scene for this gracious home that is located on a 1.5 acre lot that slopes down to DeNeveu Creek. This inspired traditional is a treasure with its generous rooms, custom details and charm! Offering 4-5 bedrooms, 3.5 baths, an expansive living room with a wood-burning fireplace, a company-sized dining room, a party perfect kitchen with Bosch, Wolf and Viking appliances and a family room. The finished LL with lounge, game and workout areas opens to the tiered patio with a hot tub that overlooks the deep, private yard. Well Done!

FEATURES

County	Fond du Lac
Muni.	City of Fond du Lac
Acreage	1.54
Source of Acreage Info	Assessor/Public Record
Lot Desc.	Cul-De-Sac
Zoning	Residential
Taxes (2017)	8,470
Total Sq. Ft.	4,569
Above Grade Sq. Ft.	3,280
Below Grade Sq. Ft.	1,289
Age/Year Built	1992
Exterior Finish	Wood/Wood Shake/Cedar
Style	2 Story
School Dist.	Fond du Lac
Elementary School	Roberts
Middle School	Theisen
High School	Fond du Lac

AMENITIES

Type.	Residential
Heating/Cooling	Central A/C, Forced Air
Waste	Municipal Sewer
Water	Municipal Public Water
Basement	Poured Concrete
Garage Style	Attached
Garage Spaces	2.5 Car (min width 24`)
Garage Total	2
Misc. Exterior	Deck, Patio

INCLUSIONS / EXCLUSIONS

Inclusions: Cook Top, Double Oven, Microwave, Dishwasher, Window Treatments, Washer, Dryer, LL TV & Sound System, Ice Maker & Water Softener.
Exclusions: Seller's Personal Property.

DIRECTIONS

South on Fond du Lac Avenue (HWY 45), Left on Mullen Drive, Right on Golf Vu Drive to Address.

ROOM SIZES

Room, Dimensions, Level	Room, Dimensions, Level
Master Bedroom, 23x15, Upper	Dining Room, 15x12, Main
Bedroom 2, 14x11, Upper	Kitchen, 15x12, Main
Bedroom 3, 15x14, Upper	Formal Dining Room, 17x14, Main
Bedroom 4, 15x14, Upper	Living Room, 31x14, Main
Bedroom 5, 14x12, Lower	Rec Room, 30x23, Lower
Family Room, 16x15, Main	Exercise Room, 13x9, Lower



This information, provided by seller, listing broker, and other parties, may not have been verified
In our opinion the information on this sheet is true but not guaranteed, and is subject to change or correction at any time.

