



Fond du Lac  
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Oshkosh  
920-235-0095

Fox Valley  
920-202-8360

Green Lake  
920-294-0121



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**487 WETTSTEIN AVE FOND DU LAC WI 54937**

**\$194,900      MLS# 50215862**

**Listed by: Adashun Jones, Inc.**

**Est. Monthly Payment**

(Based on 10% down payment)  
15 yr. mortgage: \$1,341.87  
20 yr. mortgage: \$1,109.73  
30 yr. mortgage: \$888.78

Location & Updates! This appx 1,672 Sq Ft Multi Level Home conveniently located on Fond du Lac's Northeast side near parks and schools, and minutes from the LAKE! Highlights of this home include 3 BR 2 BA split level concept with updated flooring in the bedrooms/baths, main bathroom recently remodeled with tile and solid surfaces, new kitchen appliance package, new kitchen ctops & plumbing to name a few. Partially finished lower level, with new feldco windows. Low maintenance vinyl siding, decorative fencing and 3 car attached garage with large 80 x 145 city lot that has been recently landscaped with stone. Rosenow, Woodworth and FDL High schools make this a great buy in a sought after school district! Link to Virtual Tour

**FEATURES**

County  
Muni.  
Acreage  
Source of Acreage Info  
Lot Size  
Source of Lot Size Info  
Lot Desc.  
Zoning  
Taxes ()  
Total Sq. Ft.  
Above Grade Sq. Ft.  
Below Grade Sq. Ft.  
Age/Year Built  
Exterior Finish  
Style  
School Dist.  
Elementary School  
Middle School  
High School

**Fond du Lac**  
**City of Fond du Lac**  
**0.28**  
**Plat Map/Survey**  
**80x145**  
**Assessor/Public Record**  
**Corner, Sidewalk**  
**Residential**  
**3,823**  
**1,672**  
**1,192**  
**480**  
**1970**  
**Vinyl**  
**Tri-Level**  
**Fond du Lac**  
**Rosenow**  
**Woodworth**  
**Fond du Lac**

**AMENITIES**

Type.  
Heating/Cooling  
Waste  
Water  
Basement  
Garage Style  
Garage Spaces  
Garage Total  
Misc. Exterior

**Residential**  
**Central A/C, Forced Air**  
**Municipal Sewer**  
**Municipal Public Water**  
**Partial Basement, Partial Finished**  
**Attached**  
**3 or 3.5 Cars**  
**3**  
**Deck**

**INCLUSIONS / EXCLUSIONS**

Inclusions: Home Warranty, Range, Refrigerator, Dishwasher, Microwave, Water Sft, Wood Stove, Workbenches, Shelving in LL Bdrm, Pellets from Pellet Stove, Blinds  
Exclusions: Seller's Personal Property, Unattached shelving units, sellers tools, window treatments (drapes)

**DIRECTIONS**

NORTH ON PARK R ON SCOTT L ON WETTSTEIN TO ADDRESS.

**ROOM SIZES**

**Room, Dimensions, Level**  
Master Bedroom, 13x12, Upper  
Bedroom 2, 12x12, Upper  
Bedroom 3, 12x11, Upper  
Family Room, 18x15, Lower

**Room, Dimensions, Level**  
Kitchen, 11x10, Main  
Formal Dining Room, 11x10, Main  
Living Room, 18x14, Main  
Den/Office, 16x7, 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.

