

# 203 CHANNEL TRACE, SHAWANO, WI, 54166

<https://www.adashunjones.com>

203 CHANNEL  
Trace, SHAWANO,  
WI, 54166



**\$259,000**

Convenient easy living in Channel Trace Condo just minutes from everything Shawano has to offer. This 2 bedroom 2 bath unit features main floor living with both bedrooms and baths plus first floor laundry. Cozy gas fireplace and great natural light. Full lower level stubbed for future bath and ready to finish. End unit offers...

- 2 beds
- 2 baths
- Residential
- Condo,Condominium
- Active
- 1192 sq ft



**Rachel**  
Coldwell Banker Real Estate Group



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## Features

**GarageYN:** No

**FireplaceYN:** No

**Features:** Gas,One

**Tax Amount:** 3793.28

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Above Grade Finished Area, sq ft:** 1192

**Inclusions:** Washer/Dryer, Refrigerator, Oven, Microwave, Dishwasher, 2026 Condo Fees have been paid in full by Seller as a bonus to buyer

**Exclusions:** Some of owner's personal property.

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## Amenities

**Waterfront available:** Yes      **Water Body Name:** Shawano Lake Channel

**Cooling:** Central Air      **Amenities:** Dishwasher,Dryer,Microwave,Range,Refrigerator,Washer

**Water Source:** Public      **Sewer:** Public Sewer

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## Room Sizes

Room type	Dimensions	Level
Bedroom 1	15x12	Main
Bedroom 2	11x10	Main
Kitchen	10x8	Main
Living Room	15x17	Main
Dining Room	9x9	Main

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## Building Details

**NewConstructionYN:** No

**Exterior material:** Vinyl Siding

**Heating:** Forced Air

**Parking:** Attached,Garage,Garage Door Opener

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## Agent Details

**Agent Full Name:** Rachel A Bleser

**Agent Email:** rbleser@coldwellhomes.com