



**\$1,000,000**

Two lots create a rare opportunity along a quiet channel with direct access to Lake Mendota, inviting a range of possibilities from thoughtful renovation to a ground-up custom build. The existing home sits between two buildable parcels, allowing for expanded outdoor space, future development, or a private lakeside retreat tailored to your vision. Spend mornings...

• 1704 sq ft



**Features**

**Days on Market:** 86  
**Lot size, sq ft:** 0 acres  
**Year built:** 1956  
**Garage Spaces:** 2  
**Parcel Number:** 0708-014-7078-8  
**GarageYN:** No  
**Heating:** Forced Air, , Natural Gas  
**FireplaceYN:** No  
**ExteriorFeatures:** , Dock  
**Features:** Breakfast Bar, Dryer, Vaulted Ceiling(s), Walk-in Closet(s), Washer, Water softener inc, Wood Burning  
**Above Grade Finished Area, sq ft:** 1704  
**Tax Year:** 2025  
**Tax Amount:** \$12,855

**Area, sq ft:** 1,704 sq ft  
**Lot Size, acres:** 0.26  
**View:** , Lake  
**Architectural Style:** Ranch  
**Water Body Name:** Mendota  
**AttachedGarageYN:** No  
**Cooling:** , Central Air  
**PoolPrivateYN:** No  
**Lot Features:** Waterfront, , Cul-De-Sac  
**Amenities:** Dishwasher, Disposal, Dryer, Range, Refrigerator, Washer, Water Softener Owned  
**Water Source:** Public,  
**Sewer:** , Public Sewer

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## Building Details

**NewConstructionYN:** No  
**Exterior Material:** Dock, Stone, Wood Siding

**Basement:** None,Sump Pump  
**Parking:** Detached, Paved

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## Agent Details

**Agent Full Name:** Lori Schilling

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