

1961 BEAR PAW TRAIL, KAUKAUNA, WI, 54130-3960

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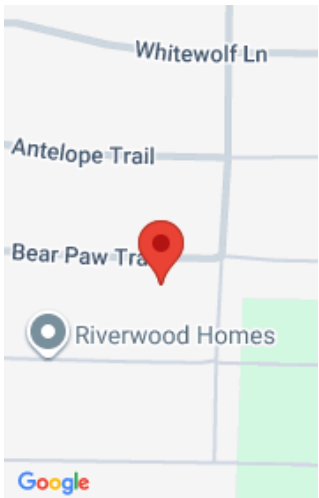


Welcome to this well-maintained split-bedroom ranch nestled in the heart of Kaukauna! You'll appreciate the open-concept design that seamlessly blends living, dining & kitchen spaces. The kitchen is well-equipped for both everyday meals & entertaining, w/plenty of cabinetry & counter space. The adjacent dining area leads to a cozy patio, perfect for enjoying the yard....



**Jill**  
Century 21 Ace Realty

- 3 beds
- 2 baths
- Residential
- Residential,Single Family Residence
- Closed
- 1534 sq ft



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## Features

**GarageYN:** No

**FireplaceYN:** No

**ExteriorFeatures:** Patio

**Features:** At Least 1 Bathtub,Breakfast Bar,Cable Available,Gas,Hi-Speed Internet Availbl,One,Split Bedroom,Vaulted Ceiling,Vaulted Ceiling(s),Walk-in Closet(s),Water Softener-Own,Wood/Simulated Wood Fl

**Tax Amount:** 5197

**Exclusions:** Seller's Personal Property, Washer, Dryer, Living Room TV Mount, Ring Doorbell, Ring Exterior Cameras, Front Guest Room Safety Straps

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Lot Features:** Sidewalk

**Above Grade Finished Area, sq ft:** 1534

**Inclusions:** Range, Refrigerator, Dishwasher, Microwave/Rangehood, Curtain Rods, Garage Door Remotes, Water Softener, Mirrors

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## Amenities

**Waterfront available:** No

**Cooling:** Central Air

**Amenities:** Dishwasher,Microwave,Range,Range/Oven,Refrigerator **Water Source:** Public

**Sewer:** Public Sewer

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## Room Sizes

Room type	Dimensions	Level
Bedroom 1	15x17	Main
Bedroom 2	11x12	Main
Bedroom 3	10x12	Main
Kitchen	12x15	Main
Living Or Great Room	16x17	Main
Dining Room	11x15	Main
Other Room	6x6	Main

## Building Details

<b>NewConstructionYN:</b> No	<b>ArchitecturalStyle:</b> Ranch
<b>Heating:</b> Forced Air	<b>Basement:</b> Full,Stubbed for Bath
<b>Exterior material:</b> Brick,Patio,Vinyl,Vinyl Siding	<b>Parking:</b> Attached,Garage Door Opener,Opener Included

## Agent Details

<b>Agent Full Name:</b> Jill M Coenen	<b>Agent Email:</b> jill.coenen@c21ace.com
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