

N3012 HICKS LANE, WAUPACA, WI, 54981

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WAUPACA, WI,  
54981



Charming 3-season cottage on the highly sought-after Chain O'Lakes! This rare find is full of original character and offers stunning water views from the living room, dining area, sunroom, and each bedroom. Set on a desirable lot with 80 feet of hard frontage on picturesque Sunset Lake, the property provides endless opportunities for future plans...

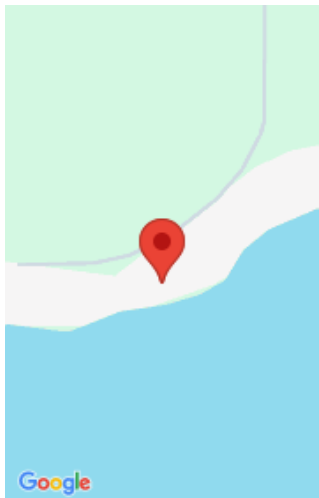


**Ben**  
RE/MAX Lyons Real Estate



**Angela**  
RE/MAX Lyons Real Estate

- 3 beds
- 1 bath
- Residential
- Residential,Single Family Residence
- Active
- 1143 sq ft



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## Features

**GarageYN:** No

**FireplaceYN:** No

**Features:** Breakfast Bar,One,Split  
Bedroom,Wood Burning

**Tax Amount:** 7997

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**Above Grade Finished Area, sq ft:** 1143

**Inclusions:** Most furniture/personal items are included with the sale of the cottage (see exclusions). Red dock on shore. Refrigerator in Kitchen & basement, stove

**Exclusions:** Deck Furniture, 2 wicker chairs & table & 2 folding tables in sun room, TV, Personal Items with sticky notes on them, microwave, floating dock.

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## Amenities

**Waterfront available:** Yes

**Amenities:** Range,Refrigerator

**Sewer:** In Sanitation District

**Water Body Name:** Sunset Lake

**Water Source:** Well

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## Room Sizes

Room type	Dimensions	Level
Bedroom 1	10x15	Main
Bedroom 2	12x17	Upper
Bedroom 3	11x9	Upper
Kitchen	13X8	Main
Living Room	19X18	Main
Dining Room	13X8	Main
Unfinished	22x9	Main

## Building Details

**NewConstructionYN:** No  
**Heating:** Wall Furnace  
**Exterior material:** Shake Siding

**ArchitecturalStyle:** Bungalow  
**Basement:** Partial  
**Parking:** None

## Agent Details

**Agent Full Name:** Ben J Lyons      **Agent Email:** blyons@lyonsrealestatewi.com