

# Relax....You're At The Lake!



## E4447 St. Paul Rd/Lake Redstone~\$249,900

Location:	Lot 9 Killdeer	Kitchen:	12'7" x 11'4" Luxury Vinyl, Snack Bar
Sq. Footage:	1832 SF Approx.	Living/Dining:	15' x 11'4" Luxury Vinyl, Ceiling Fan, Patio/ Lakefront Access, Open to Kitchen
Lot Size:	50' Shoreline/.47 Acre	Bedroom:	9'5" x 9'3" Carpet, Ceiling Fan, Closet
Taxes:	\$3456.52 (2019)	Bedroom:	9'4" x 9'3" Carpet, Ceiling Fan, Closet
Exterior:	Fiber Cement Board	Bedroom:	8'3" x 7'5" Carpet, Closet
Heating:	Elect. Thermal Storage	Bath:	8' x 7'10" Luxury Vinyl, Vanity, Tub/Shower
Water Heater:	40 Gal/Electric	<u>Upper Level</u>	
Septic:	Holding Tank	Family Room:	24'7" x 15'5" Carpet, Deck Access, Ceiling Fan, Vaulted Ceiling, Freestanding Fireplace
Well:	Private Well-Artesian	Bath:	7'8" x 7' Luxury Vinyl, Vanity, Shower
Owner:	Kumorek	Storage Closet:	6'6" x 4'2" Set Up For Washer/Dryer, Dishwasher
		Loft:	16' x 7' Carpet, Overlooks Family Room

Included: Range, Refrigerator, Microwave, Dock, Lift, Storage Buildings, Indoor/Outdoor Speakers, Window Treatments  
**NOTE: Most furnishings/furniture are negotiable**

Don't do a drive-by or a boat-by, there's more room here than you think! Relax and enjoy your time at the lake in this 3BR/2BA home on a level waterfront lot with 50' of shoreline for awesome swimming & fishing! Inside you'll find a convenient kitchen that's just the perfect size, combination living/dining area with access to the large covered lakefront patio. Main level bedrooms with ample closet space Upper level family room complete with a freestanding fireplace and could also be utilized as sleeping space for overflow guests! Step out onto the lakefront deck and enjoy watching the activities on the water in style. The seller is willing to offer a right of first refusal on the adjacent lot w/3+ car, 2-story garage or purchase it now with the house for \$359,900.

**Presented By:**  
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