

# W11375-A COUNTY ROAD X

\$290,000



Town of Stephenson, WI 54114

## Property Information

|                                   |  |   |
|-----------------------------------|--|---|
| <b>Class</b> Commercial           | <b>Building SQFT</b> 2,160               | <b>Zoning</b> Commercial  |
| <b>MLS #</b> 50321403             | <b>Src Bld SF</b> Assessor/Public Record | <b>COMMERCIAL TYPE</b> Other-See Remarks, Recreation, Restaurant      |
| <b>Lease Price per SqFt.</b>      | <b>IncPrdFarm</b> No                     | <b>EXTERIOR MAIN BUILDING</b> Wood/Wood Shake/Cedar                   |
| <b>Lease Price-Net/Gross</b>      | <b>BUILDING PARKING</b> Gravel           | <b>FOUNDATION</b> Poured Concrete                                     |
| <b>Status</b> Active-No Offer     | <b>EstManuSF</b>                         | <b>HEATING/COOLING</b> Forced Air                                     |
| <b>Type</b> For Sale Real Estate  | <b>Est Office SQFT</b>                   | <b>HEATING FUEL TYPE</b> Lp Gas                                       |
| <b>County</b> Marinette           | <b>EstWrhsSF</b>                         | <b>LOCATION</b> Free Standing   |
| <b>School-District</b> Crivitz    | <b># Public Restrooms</b>                | <b>SALE INCLUDES</b> Business Name, Equipment, Furniture, Real Estate |
| <b>City (Mailing)</b> CRIVITZ     | <b># Private Restrooms</b>               | <b>WATER</b> Shared Private Well                                      |
| <b>Industrial Park Name</b>       | <b>Acres Est</b> 3.60                    | <b>WASTE</b> Conventional Septic                                      |
| <b>Restrictive Covenant(s)</b> No | <b>Source-Acre</b> Seller                | <b>LOWER LEVEL</b> None   |
| <b>Tax Net Amt</b> \$1,195.14     |  |   |

**Remarks** Venture North to this Turn-key business opportunity in the heart of Twin Bridge! Putter Up Mini Golf Course in the Town of Stephenson is now for sale. This fully updated course is located in a high-traffic vacation destination and offers endless potential. The 2,000+ sq ft recreational building features a full kitchen, game room, and spacious dining/hangout area—perfect for hosting guests and events. Situated on approximately 3.6 acres with room for future expansion. Rare opportunity to own a thriving Northwoods attraction in a premier recreational area! Property includes building, and final CSM will be completed by closing.

**Directions** From Crivitz County Road A to Kottke to County Road X

**Inclusions** Business, Business Name, Business Equipment for Putter Up Mini Golf

**Exclusions** Animals, Chicken Coop, Propane Tank (Insight) and Video Games/Equipment are leased



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Listing Courtesy of: **Venture Real Estate Co**

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