



# Sandra Ranch

REAL ESTATE COLLECTIVE





Extraordinary restored (PRK/DeLeers) Queen Anne Revival in the historical Astor District features 5 bedrooms (all en-suite or dual entry), 4.5 updated baths, a bright Chef's kitchen, a light-filled family room w/ a window seat, a moody wood-paneled gathering room with a wood-burning fireplace, a formal dining room, and a main-level 1/2 bath w/ lots of storage. 2nd level features the primary bedroom suite w/ a wood-burning FP/luxury bath/enormous walk-in closet area plus 3 other fresh-feeling en-suite/dual-entry bedrooms. 3rd level offers a large rec rm w/ a gorgeous window bank & bunk area, 5th bdrm en-suite & a studio area. Striking original architectural elements remain throughout the home. All plumbing and electrical have been updated. New roof in '18. Exterior repaired & repainted. Stunning mature gardens, a wrap-around front porch, a porte-cochere, and a character-rich 2 stall+ carriage style brick garage elevate the experience of this home. Truly EXCEPTIONAL!!!

LISTING AGENT	CONTACT INFORMATION	PRICE
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SANDRA RANCK	920-265-5033   SANDRA@SANDRARANCK.COM	PLEASE CALL
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ADDRESS	CITY	ZIP CODE	COUNTY	MUNICIPALITY	PARCEL   TAXES
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504 PORLIER STRET	GREEN BAY	54301-3623	BROWN	CITY OF GREEN BAY	16-65   \$8,571
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STYLE	GARAGE	LOT SIZE
3-STORY	2-STALL	.5

EST SQ FT	MAIN	SECOND	THIRD	LOWER
4,472	1,575	1,562	1,335	1,500 UNFINISHED

BEDROOMS	BATHROOMS
5	4 FULL   1 HALF

PROPERTY DETAILS			
AGE	1898	ZONING	RESIDENTIAL
BUILDER	JOSEPH SERVOTTE	FLOOD PLAN	UNKNOWN
ROOF	ASPHALT 2018	WARRANTY	NO
EXTERIOR	WOOD PAINTED 2026	INSPECTION	YES   BASTEN
WINDOWS	ORIGINAL   PELLA	SEWER & WATER	MUNICIPLE
WINDOW TREATMENTS	ALL	UTILITIES   ELECTRIC	\$183
PATIO   DECK   PORCH	WRAPAROUND PORCH	UTILITIES   GAS	\$185
FENCE	INVISIBLE (PET)		

ROOM	SIZE	LEVEL	FLOOR
VESTIBULE	6X7	MAIN	TILE
SITTING ROOM	12X13	MAIN	HARDWOOD
DEN	15X34	MAIN	HARDWOOD
FORMAL DINING ROOM	14X20	MAIN	HARDWOOD
KITCHEN	13X12	MAIN	HARDWOOD
FAMILY ROOM	16X13	MAIN	HARDWOOD
DINING ROOM	14X20	MAIN	HARDWOOD
BATHROOM	HALF	MAIN	HARDWOOD
PRIMARY BEDROOM	13X16	SECOND	HARDWOOD
PRIMARY SITTING ROOM   W.I.C.	13X12	SECOND	HARDWOOD
PRIMARY BATHROOM	FULL	SECOND	TILE
EN SUITE BEDROOM TWO	14X11	SECOND	HARDWOOD
EN SUITE BATHROOM THREE	FULL	SECOND	TILE
BEDROOM THREE	16X13	SECOND	HARDWOOD
DUAL ENTRY BATHROOM FOUR	FULL	SECOND	TILE
OFFICE   BEDROOM FOUR	10X12	SECOND	HARDWOOD
EN SUITE BEDROOM FIVE	14X13	THIRD	HARDWOOD
EN SUITE BATHROOM FIVE	FULL	THIRD	TILE
RECREATIONAL ROOM	14X20	THIRD	HARDWOOD
LAUNDRY ROOM	13X12	LOWER	CONCRETE

MECHANICALS			
WATER HEATER	YES 2022	HEAT TYPE	BUDERUS BOILER 2005
SUMP PUMP	YES 2026	CENTRAL AIR	YES 2025
FIREPLACES	TWO   WOOD		

APPLIANCES			
RANGE	JENNAIR GAS 2016	RANGE VENT	VENTS OUTSIDE
BEVERAGE REFRIGERATOR	YES	REFRIGERATOR	JENNAIR 2016
WASHER & DRYER	ESTATE WHIRLPOOL	DISHWASHER	JENNAIR 2020
MICROWAVE	SHARPE 2016		

PUBLIC SCHOOL DISTRICT		
GREEN BAY AREA SCHOOL DISTRICT		
HOWE ELEMENTARY	WASHINGTON MIDDLE	EAST HIGH

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