

Sandra Ranck

REAL ESTATE COLLECTIVE



BETTER THAN NEW RESORT-STYLE LIVING IN
LEDGEVIEW



STUNNING brick 4 brdm Ledgeview home on 2.88 acres features a massive renovation by Gryboski Builders in '21 (all new Pella windows/all new interior/exterior doors/all new moldings & trim/expanded kitchen/added office/added fp/updated bathrooms), new addition (heated & cooled gym/apartment & spa bathroom)/garage (1+ stall) by Gryboski in '24 & expansive/substantial outdoor living areas added in '23. Fresh soft natural color palette enhanced by gorgeous natural textures all taken over the top w/ the addition of the outdoor living areas creates a home that feels like a dream no matter the season or the occasion. A variety of spaces & smart function offer an ease of comfortable living. This place has it all! Square footage based on floor plans.

LISTING AGENT		CONTACT INFORMATION		PRICE
SANDRA RANCK		920-265-5033 SANDRA@SANDRARANCK.COM		PLEASE CALL

ADDRESS	CITY	ZIP CODE	COUNTY	MUNICIPALITY	TAXES/PARCEL
2046 KETTLE CREEK COURT	DE PERE	54115-9283	BROWN	TOWN OF LEDGEVIEW	\$10,275 D-181-7

ROOM	SIZE	LEVEL	FLOOR
FOYER	12X13	MAIN	STONE TILE
OFFICE	15X12	MAIN	MAPLE HW
FORMAL DINING FLEX	15X19	MAIN	MAPLE HW
GREAT ROOM	21X30	MAIN	MAPLE HW
DINETTE	8X18	MAIN	MAPLE HW
KITCHEN	19X18	MAIN	MAPLE HW
LAUNDRY ROOM	10X12	MAIN	TILE
BATHROOM	FULL	MAIN	STONE TILE
PRIMARY BEDROOM	16X18	UPPER	CARPET
PRIMARY BATHROOM	FULL	UPPER	TILE
BEDROOM TWO	11X16	UPPER	CARPET
BEDROOM THREE	13X12	UPPER	CARPET
BEDROOM FOUR	15X13	UPPER	CARPET
BATHROOM THREE	FULL	UPPER	TILE
RECREATIONAL ROOM	18X15	LOWER	CARPET
BAR	24X19	LOWER	CARPET
GAME ROOM	15X17	LOWER	CARPET
BATHROOM FOUR	HALF	LOWER	TILE
GYM	24X28	ADDITION	RUBBER
BATHROOM WITH SAUNA	FULL	ADDITION	TILE
RECREATIONAL ROOM TWO	19X12	ADDITION	LVP
FITNESS AREA	19X27	ADDITION	LVP

TOTAL SQ FT	HOUSE EST SQ FT	ADDITION EST SQ FT	LOT SIZE
6,378	4,793	1,585	2.875

ABOVE GRADE		BELOW GRADE	
3,345 HOUSE 719 ADDITION 866 GYM		1,448 HOUSE	

STYLE	GARAGE	BEDS	BATHS
2-STORY	3-STALLS 1-STALLS DETACHED	4	5

MECHANICAL		FEATURES	
REMODEL*	GRYBOSKI '21	ZONING	RESIDENTIAL
AGE	1993	FLOOD PLAIN	UNKNOWN
ROOF	ASPHALT '20	WARRANTY	NO
EXTERIOR	BRICK	INSPECTION	BASTEN
PATIO DECK	PATIO	WATER	MUNICIPAL
LOWER LEVEL	FINISHED	SEWER	MUNICIPAL
HEAT TYPE	GAS	FIREPLACE	WOOD
CENTRAL AIR	YES	WINDOW TREATMENTS	SOME
WATER HEATER	YES '20	UTILITY GAS	\$72
WATER SOFTENER	YES	UTILITY ELECTRIC	\$190
SUMP PUMP	YES	* INCLUDING DETACHED GARAGE	

APPLIANCES			
RANGE OVEN	INDUCTION	RANGE HOOD	VENTS-OUT
MICROWAVE	YES	REFRIGERATOR	YES
WASH DRYER	ELECTRIC '24	DISHWASHER	YES

PUBLIC SCHOOL DISTRICT		
DE PERE SCHOOL DISTRICT		

ELEMENTARY	MIDDLE SCHOOL	HIGH SCHOOL
HERITAGE	FOXVIEW DE PERE	DE PERE



LUXURY

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INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED. --NOT INCLUDED: PERSONAL PROPERTY OF THE SELLER