



MLS #: 1500921 **Expired** **Single Family** **Price: \$1,699,900**
4934 Borchers Beach Rd **Town Westport** **D52**
County: Dane **Zip:** 53597 **State:** WI
Subdivision: N/A

Bedrooms: 4 **Est. Fin Above Grade SqFt:** 3300
Full Baths: 4 **Est Fin Below Grd Exp SqFt:** 1287
3/4 Baths: 0 **Est. Finished Non-Exp SqFt:**
Half Baths: 1 **Est. Total Finished SqFt:** 4587
1/4 Baths: 0 **Estimated Age:** 20

[Virtual Tour](#)

Directions: Hwy M from the Beltline or Allen Blvd, past Bishops Bay Country Club, rt @ Borchers Beach Road **Click for Map:**

	<u>Lvl</u>	<u>Dim</u>		<u>Lvl</u>	<u>Dim</u>		<u>Lvl</u>	<u>Dim</u>	<u>Baths</u>				
Living Rm:	M	21x23	Mstr BedRm:	U	12x20	Laundry:	U	9x15		Full	3/4	Half	1/4
Dining Rm:	M	12x19	2nd BedRm:	U	13x14	solarium	M	11x15	Upper:	2	0	0	0
Kitchen:	M	13x22	3rd BedRm:	U	11x14	fam/rec rm	L	18x35	Main:	0	0	1	0
Family/Rec:	M	15x19	4th BedRm:	L	14x14				Lower:	2	0	0	0
School District:	Waunakee		Elementary:	Call School District		Middle:	Waunakee		High:	Waunakee			

Legal:	10 Borchers Beach Plat, town of Westport		Land Assess:	\$ 850,000	
Parcel #:	0809-333-3000-0	Zoning:	res	Improvements:	\$ 530,000
Est. Lot Size:	100x225	Builder:		Total Assess:	\$ 1,380,000 / 2008
Est. Lot Sq. Ft:	21,750			Net Taxes:	\$ 13,820 / 2007

Type	2 story	Fuel	Natural gas
Style	Transitional	Heating/Cooling	Forced air
Master Bedrm Bath	Full	Water/Waste	Municipal sewer, Well
Dining	Formal, Dinette	Roof	Compstn/Fiberglass
Kitchen Features	Breakfast bar, Solid surface counters, Range/Oven, Refrigerator, Dishwasher, Microwave, Disposal	Barrier-free	N/A
Fireplace	Wood burning, Gas burning, Family/Rec, Other room	Miles to Capitol	0-10 miles
Basement	Full, Exposed, Walkout to yard, Partially finished	Terms/Misc.	Cash
Garage	3+ car, Attached, Extra Storage Area, Opener	Waterfront	Has actual water frontage, 51-100 feet
Driveway	Concrete	Lake/River	Mendota
Exterior	Aluminum, Brick/Stone		
Lot Size	Under 1/2 acre		
Lot Description	Wooded		

Interior Features Wood or sim. wood floor, Tile Floors, Wood trim, Painted wood trim, Walk-in closet(s), Cathedral/vaulted ceiling, Skylight(s), Washer, Dryer, Humidifier, Water softener inc, Security system, Central vac, Jetted bathtub, Wet bar, Cable available, All window coverings

Exterior Features Deck, Patio

100' of elevated frontage, fabulous Lake, Capitol & skyline views from this exciting 4 bdrm, 5 bath home designed for lake living. Lake views from almost all rms as well as patios, decks, boat house balcony. Fantastic entertainment diversification, corian kit, 2 FPs, large vaulted ceilinged master sute. This home is nearly new throughout & shows like a dream putting the competition on the back burner & your new home is an easy commute to airport and UW, hospitals, schools and shops. Exclusive listing.

Sold Price: **PtsPd/SlrCr:** **Closing Date:**

This information provided courtesy of: Restaino & Associates

Buyer to verify this information as provided by seller, listing broker & other parties. Equal housing opportunity listing. SCWMLS



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