


Address: 603 N WATER ST Sparta, WI 54656-1110 County: Monroe		MLS #: 1006266																																																															
		Property Type: Single-Family Status: Active Tax Key: 281012540000 Zoning: RES		List Price: \$525,000 Taxes: \$6,759 Tax Year: 2006																																																													
		Bedrooms: 5 Baths: 4 / 2 Garage Spaces: 2.5 Garage Type: Detached		Rooms: 10 Sq. Ft.: Year Built: 1875 Lot Size: .51 ACRE																																																													
		Flood Plain: No Conforming Use: Yes		Occ. Permit Required: N																																																													
Directions: HWY 27 (BLACK RIVER ST) AND 16 (WISCONSIN ST) NORTH ON 27 TH STOP LIGHT AT MONTGOMERY RIGHT TO WATER ST Coordinates: 504N 1,550W																																																																	
School District: SPARTA		<table border="1"> <thead> <tr> <th>Name</th> <th>Dim</th> <th>L</th> <th>C</th> <th>W</th> <th>Name</th> <th>Dim</th> <th>L</th> <th>C</th> <th>W</th> </tr> </thead> <tbody> <tr> <td>Master Bedroom</td> <td>15 x 17</td> <td>U</td> <td>Yes</td> <td>Yes</td> <td>Dining Room</td> <td>20 x 12</td> <td>M</td> <td></td> <td>Yes</td> </tr> <tr> <td>Bedroom 2</td> <td>15 x 16</td> <td>U</td> <td>Yes</td> <td>Yes</td> <td>Family Room</td> <td>12 x 16</td> <td>M</td> <td></td> <td>Yes</td> </tr> <tr> <td>Bedroom 3</td> <td>12 x 13</td> <td>U</td> <td>Yes</td> <td>Yes</td> <td>Kitchen</td> <td>18 x 20</td> <td>M</td> <td></td> <td>Yes</td> </tr> <tr> <td>Bedroom 4</td> <td>12 x 11</td> <td>U</td> <td>Yes</td> <td>Yes</td> <td>Living/Great Room</td> <td>23 x 16</td> <td>M</td> <td></td> <td>Yes</td> </tr> <tr> <td>Bedroom 5</td> <td>13 x 13</td> <td>U</td> <td>Yes</td> <td>Yes</td> <td>Other Room</td> <td>11 x 19</td> <td>M</td> <td></td> <td>Yes</td> </tr> </tbody> </table>		Name	Dim	L	C	W	Name	Dim	L	C	W	Master Bedroom	15 x 17	U	Yes	Yes	Dining Room	20 x 12	M		Yes	Bedroom 2	15 x 16	U	Yes	Yes	Family Room	12 x 16	M		Yes	Bedroom 3	12 x 13	U	Yes	Yes	Kitchen	18 x 20	M		Yes	Bedroom 4	12 x 11	U	Yes	Yes	Living/Great Room	23 x 16	M		Yes	Bedroom 5	13 x 13	U	Yes	Yes	Other Room	11 x 19	M		Yes		
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Type: Deeded Condo # of Acres: 1/2 less than 1 Style: 2 Story Architecture: Victorian/Federal Garage/Parking: Parking Space; Electric Door Opener; Driveway Entrance; Paved Driveway Outbuildings: None Exterior: Steel Roofing: Metal Basement: Full; Dual Entry; Full Size Windows Heating/Cooling: Natural Gas; Central Air H/C Type: Forced Air Bath Description: Off MBR; Whirlpool; Ceramic Tile; Full on Upper		Documents: Seller Condition; Abstract; LeadPaint Disclosure Appliances Incl.: Oven; Range; Refrigerator; Disposal; Dishwasher; Trash Compactor Misc. Exterior: Sidewalk; Fenced Yard Misc. Interior: Gas Fireplace; Circuit Breakers; Smoke Detector; Pantry; Cable TV Available; Cathedral Ceiling; Elec. Appl. Hook-up Water/Waste: Municipal Water; Municipal Sewer Tax Includes: Trash Collection Municipality: City Other Rooms: Living Room; Formal Dining Room; Florida/Sun Room Estimated Age: Over 100 years Est. Sq. Footage: 3501-5000; Not Verified Occupancy: See Listing Broker																																																															
Remarks: THIS BEAUTIFULLY RESTORED ITALIANATE VICTORIAN BEGINS WITH A GRACIOUS FOYER AND A WINDING STAIRCASE THAT LEAD TO THE UPPER BEDROOMS AND TOWER. IN ADDITION THIS HOME PRESENTS AN EXPANSIVE LIVING ROOM WITH CATHEDRAL CEILINGS, A FORMAL DINING ROOM, A HUGE GOURMET KITCHEN AND A SUN DRENCHED FOUR SEASON PORCH WITH A GAS STOVE FOR WINTER WARMTH. A MUST SEE.																																																																	
Listing Office: Prudential Lovejoy Realty, Inc.: 5120																																																																	

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Prepared by MICHELE BURTON on Wednesday, November 05, 2008 2:50 PM