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## Tina Bunker

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### 3868 Shore Crest Trail

3+ Bedrooms, 2 1/2 Baths

### Town of Scott

\$ 299,900

Square Footage (Approx): 2561

ROOM	LEVEL	DIMENSIONS	Lot Size..... 111'x334' (.8 Ac)	Refrigerator..... No
Living Room	M	17x18	Age..... New	Dishwasher..... Yes
Family Room	L	20x20	Exterior..... Vinyl and Brick	Disposal..... Yes
Kitchenette	M	12x24	Parcel Number.... TDB	Range..... No
Master Bedroom	M	13x16	Water Heater..... Gas	Fireplace..... Yes/Gas
Bedroom 2	M	12x12	Water Softener.... No	Air Conditioning. Yes
Bedroom 3	M	11x12	Heat Type..... GFA	Water..... Public
Office	L	12x13	Garage..... 3 Stall w/ gar ent.	Sewer..... Public
Master Bathroom	M	Full	Door Opener..... Yes, lg door only	Natural Gas..... Yes
Bathroom	M	Full	Basement..... Full	Utilities..... Per WPS
Bathroom	M	Half	Sump Pump..... Yes	Taxes..... TBD
Bathroom	L	Full	Flood Plain..... No	Lock Box..... Yes
Laundry Room	M	8x8	School..... Green Bay	

#### PROPERTY REMARKS:

Welcome to this fabulous split-bedroom ranch with an inviting floor plan that offers great flow from room to room. You'll love the cozy great room with an elegant arched entrance with columns and gas fireplace. The spacious kitchen and bumped-out dinette with a gorgeous view of nature's finest are just off the living room and offer custom cabinetry, walk-in pantry, warm hardwood floors, plenty of windows and a patio door. Retreat to the master suite with large walk-in closet and private bath.

Other amenities include stairs from garage to the lower level, six panel doors, 2 3/4" trim, convenient 1st floor laundry room/mudroom with lockers, a 3-car garage, 2x6 exterior construction, maintenance free vinyl with clad frames on all exterior door frames and garage doors. The walk-out lower level has many south facing windows and patio door and is roughed-in for a full bath in for future expansion. This quality home was built by Johnny B. Home Construction, a family-run company since 1986.

\*Information herein is not warranted and is subject to change without notice. We assume no liability for errors. Lot size and/or dimensions were obtained from public records and may not be accurate. Accurate boundary lines and lot size can only be determined if a plat of survey is obtained. (Printed 9/3/2006. Supersedes any previous publications.) School boundaries can change without notice please see <http://www.greenbay.k12.wi.us> for verification or contact the GBPS. \*\*Must be included in writing on lines 11-14 of Wisconsin form WB-11.

#### INCLUDED IN SALE\*\*:

Lawn, cedar deck, central air, dishwasher, range hood, garage door opener and controls.

#### NOT INCLUDED IN SALE:

Seller's personal property.

#### PROPERTY

**DIRECTIONS:** AREA 113

Town of Scott:

Just five miles east of Green Bay on Hwy 54/57, west on County K/Fischer Road, South on Shore Crest Trail

# THE DETAILS...

- 2x6 exterior construction
- 18" Floor Trusses
- Rough-in for full bath in lower level
- 6 Panel Doors
- 2 3/4" Colonial Maple Trim
- Partial brick front
- High Quality Vinyl Siding
- Aluminum seamless gutters with downspouts
- Therma-Tru fiberglass exterior doors
- Dead bolts on all exterior doors
- Insulated steel raised panel garage doors
- Whirlpool dishwasher
- Garage door opener with two controls
- First floor laundry room with lockers
- Proshield windows by Weathershield
- High quality raised panel custom cabinets with 3/4" solid wood drawer boxes
- 3/4" Maple tongue and groove hardwood floors in Kitchen and Foyer
- Walk-in pantry with spice rack
- Custom plate glass mirrors
- High Efficient Bryant Furnace
- Central air
- 30 Year dimensional shingles
- Vented and sealed sump pump pit
- Transolid- Solid surface kitchen sink
- Delta faucets
- R-44 attic insulation, R-19 wall insulation
- Exterior flatwork with 1/2" rebar
- Experienced craftsmanship
- Proven subcontractors

