

TEAM OF  
**SPEER - BAST**  
 REAL ESTATE PROFESSIONALS



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**839 Riley Lane - Hudson \$399,900**  
**Hokeness Construction - To be completed**  
**approx. March 2006**

There is absolutely tremendous value in this Hokeness construction 2-story home. The kitchen features custom built Alder cabinets, a corner sink with windows and a square island with seating. The dining area is open to the Living Room featuring a gas fireplace. Beautiful woodwork throughout with solid Alder millwork, 3-panel doors and over 550 sq ft of hardwood flooring. All three bedrooms are nicely sized. The master suite has a tray vault ceiling and a large walk-in closet. The private bath has a double sink vanity, separate shower and a whirlpool tub. The lower level is unfinished - very light and bright - plenty of space for future bedroom, bathroom, family room and large storage area. All of this resides on an elevated 2.35 acre lot with great views. Quick and easy access to I-94. (agent interest)

**Call Jason Bast at 715-386-0249 or 651-324-1147**

**MAIN LEVEL:**

Living Room 19 x 14  
 Dining Room 14 x 12  
 Kitchen 15 x 11  
 Laundry Room 10 x 11

**UPPER LEVEL:**

Master Suite 18 x 14  
 Bedroom #2 12 x 12  
 Bedroom #3 12 x 11

**PROPERTY:**

Style 2-Story  
 Year Built 2006  
 TFF 2159 sq ft  
 Lot Size 2.35 Acres  
 # Bedrooms 3  
 # Baths 2 & 1/2  
 Heat FA/Natural Gas  
 Cooling Central Air  
 Fireplace Living Room (gas)  
 Exterior Vinyl/Stone  
 Garage 3 car attached

**LEGAL:**

Town of Hudson  
 PID # TBD  
 2005 Taxes: \$ TBD  
 School District of Hudson  
 Lot 92 Cottonwood Ridge  
 2<sup>nd</sup> Addition  
 Covenants: yes

**Included:** allowances: carpet \$4010; lighting \$1800.

**Not Included:** seller's personal property.

  
**COTTONWOOD RIDGE**

**DIRECTIONS:** I94E, Exit #4, south to Cty Rd N., east 2.5 miles, left Mary Jo Court, left Riley Lane.

Information deemed reliable but not guaranteed

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