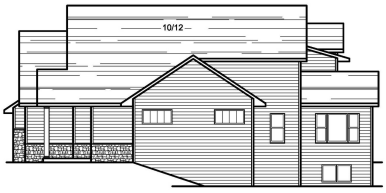
Sandra Ranck

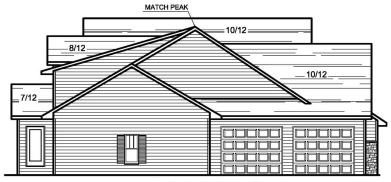
Excellence in Distinctive Real Estate

FRONT ELEVATION

BACK ELEVATION



RIGHT SIDE ELEVATION



LEFT SIDE ELEVATION

340 North Broadway
Green Bay, WI 54303

KELLERWILLIAMS Luxury INTERNATIONAL

920 265 5033
#noplacelikehome

Sandra@SandraRanck.com
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2505 Crown Pointe Blvd

New Construction in Hunter's Run Sub Division

Come home to beauty & high function in 155 acre tranquil nature based Hunter's Run. Enjoy residents only tennis,swimming,fishing,pickle ball,basketball & lots of room to play right outside your front door. Kayak/paddle board launch is a 5 min walk away. Inviting new home offers craftsman quality,5 bedrooms,fantastic floor plan,an additional 1400' w/ 3 large daylight windows in LL,enormous 3++stall heated GA. Professionally designed for today's love of natural light, texture & an inspired vibe.2 minutes to Ship Yard Marina & highly sought after Howard/Suamico Schools.Wonderful opportunity! July completion.

ADDRESS	LISTING AGENT	PRICE
2505 Crown Point Blvd	Sandra Ranck	$629,900

CITY	COUNTY	MUNICIPALITY	ZIP CODE
Suamico	Brown	Village of Suamico	54173

STYLE	BEDS	BATHS	EST SQ FT	LOT SIZE	TAXES/PARCEL
1.5 Story	5	3.5	3821*	.44 Acres	$914.80/SU-1306 (tax on land only)

ROOM	SIZE	LEVEL	FLOOR
Foyer	9x6	Main	HW
Great Room	12x19	Main	HW
Kitchen	14x17	Main	HW
Dining Area	13x17	Main	HW
Sun Room	15x14	Main	HW
Office	8x8	Main	HW
Mud Room	10x6	Main	HW
Laundry Room	11x7	Main	HW
Powder Room	Half	Main	HW
Master Bedroom	15x14	Main	Wool Carpet
Master Bathroom	Full	Main	Tile
Bedroom 2	13x14	Upper	Wool Carpet
Bedroom 3	13x14	Upper	Wool Carpet
Jack/Jill Bathroom	Full	Upper	Tile
Bonus Room	12x28	Upper	Wool Carpet
Guest Suite	16x16	Upper	Wool Carpet
En-Suite Bath	Full	Upper	Tile

KITCHEN			
Range	Yes-Gas	Refrigerator	Yes
Dishwasher	Yes	Disposal	Yes
Microwave	No	Exhaust Fan	Yes- Outside Vent
MECHANICALS		**FEATURES**	
Heat Type	GFA	Exterior	Stone/Smart Siding
Central Air	Yes	Window Treatments	No
Water Softener	No	Warranty	No
Water Heater	Yes	Inspection	No
Sump Pump	Yes	Fireplace	Yes-Gas
Basement	Full	Deck/Patio	Patio
Roof	Asphalt	Water	Well
Flood Plain	No	Sewer	City
Zoning	Residential	Age	New Construction
Utility - Gas Avg:			
Utility - Electric Avg:			

Public Schools		
Howard-Suamico School District		
Elementary	**Middle School**	**High School**
Bay Harbor	Bay View	Bay Port

ADDITIONAL INFO:

*2141 SF Main, 1680 SF Upper

Expected completion date of July 1st

Information deemed reliable but not guaranteed . *Not Included: Personal Property of the Seller

Please See SandraRanck.com for details and additional photos of this very distinctive home.