

Sandra Ranck

Excellence in Distinctive Real Estate



340 North Broadway
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KELLERWILLIAMS
Luxury
INTERNATIONAL

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1316 Lear Lane



Fresh Crate & Barrel vibe open concept 4 bedroom ranch in premium condition located on a gorgeous lot with pond/water views. Light airy neutral interior, spacious rooms, granite counters in kitchen w/ a nice sized walk-in pantry, water views from all main living areas, tile walk-in shower in primary suite w/ a large extra fitted walk-in closet, finished LL w/ new 4th bdrm en-suite (bath is plumbed but not complete/3 walls plastered/primed/painted/flooring and trim not installed but included), full size at grade windows/spacious family room and game area/unfinished workout area, newer composite deck, invisible pet fencing & last but certainly not least fabulous West De Pere Schools. Better than new as all landscaping & blinds are in. Wonderful opportunity to own a beautiful home in exceptional condition. Use the QR code to obtain the listing information including all the photos and a list of additional amenities.

ADDRESS	LISTING AGENT	PRICE
1316 Lear Lane	Sandra Ranck	Please Call

CITY	COUNTY	MUNICIPALITY	ZIP CODE
De Pere	Brown	Village of Hobart	54115

STYLE	BEDS	BATHS	EST SQ FT	LOT SIZE	TAXES/PARCEL
Ranch	4	2 Full / 1 Half	2,401*	.233	\$5,049.54 (2021) HB-3196

ROOM	SIZE	LEVEL	FLOOR
Living Room	17x19	Main	LVP
Kitchen	11x13	Main	LVP
Dining Area	11x12	Main	LVP
Laundry Room	5x11	Main	LVP
Primary Bedroom	13x14	Main	Carpet
Primary Bathroom	Full	Main	Tile
Bedroom #2	10x12	Main	Carpet
Bedroom #3	10x12	Main	Carpet
Bathroom	Full	Main	Vinyl Tile
Bathroom	Half	Main	LVP
Family Room	16x24	Lower	Carpet
Bedroom #4	18x16	Lower	Vinyl

KITCHEN			
Range	Yes	Refrigerator	Yes
Dishwasher	Yes	Disposal	Yes
Microwave	Yes	Exhaust Fan	Yes (microwave)
MECHANICALS		FEATURES	
Heat Type	Gas	Exterior	Vinyl/Stone
Central Air	Yes	Window Treatments	Yes
Water Softener	No	Warranty	No
Water Heater	Yes	Inspection	No
Sump Pump	Yes	Fireplace	Yes (Gas)
Basement	Full	Deck/Patio	Deck (2019)
Roof	Asphalt shingles	Water	Municipal
Flood Plain	Unknown	Sewer	Municipal
Zoning	Residential	Age	2016
Utility - Gas Avg:	\$57	Garage	2 stalls
Utility - Electric Avg:	\$143		
Public Schools			
West De Pere School District			
Elementary	Middle School	High School	
Hemlock Creek	West De Pere	West De Pere	

ADDITIONAL INFO:
*Approximately 1,672 sq ft on main level and 729 sq feet in the lower level.
Energy Star Certified Home
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.