



**The 'Henle-Hoffmann' Team!**

ew Ulm Real Estate LLC  
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ew Ulm MN 56073  
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**LISA A HOFFMANN**

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**Price: \$56,500**

**LOT INFORMATION**

**MLS #:** 118323  
**Type:** Single Family Bldg. Site  
**Address:** Lot 4 Block 1 Milford Bluffs 1st Subdivision  
New Ulm MN 56073

**Features:**  
Don't miss this rare lot. Only 3 miles from New Ulm on blacktop! This tree lined parcel offers endless possibilities for your design to build concept without the limitations of a typical lot. A must see to believe..

**Class:** BUILDING LOTS  
**Parcel:** 19001000114140  
**Lot Size:** 2.5  
**Zoning:** SF  
**Zoning County:**  
Single Family, Res.  
**Zoning City:** One Family Dwelling  
**Tax Year:** 2010  
**Base Tax S/W/R:** \$170.00  
**Assessments:** None  
**Subdivision:**  
**Restrictions:**  
**Utilities to Property:**

**Location:**  
Subdivision, 0-5 Yrs Old, Subdivision, 5+ Yrs Old, Rural

**Lot Description:**  
Level, Partially Wooded, Heavily Wooded, Ravine, Creek, Trees

**Improvements:**  
Well, Shared

**Road Type:**  
Gravel, County Road

**Other Info:**

**Documents Available:**  
Water Agreement, Covenants, Road Maintenance Agrmnt.

**Directions:**  
Take Broadway to County Road 29. Go 3 miles on County Road 29. Lot on right.

**Legal Description:** Lot 4, Block 1, Milford Bluffs 1st Subdivision

**Additional Photos....**

