

SUBURBAN REALTY, INC
 1055 SPRING STREET. P.O. BOX 195
 GRAFTON, WI 53024
 Ph: 262-377-3060 FAX: 262-377-1030
 WEB SITE: www.suburbanrealty.biz
 BLACKHAWK VALLEY

Phase I			Phase IV			Phase V		
Lot	Price	Exposure	Lot	Price	Exposure	Lot	Price	Exposure
7	\$120,000	FULL REAR	68	SOLD		82	\$133,500	8 Foot
8	\$120,000	FULL REAR	69	\$89,500	Partial	97	\$89,500	
			70	\$89,500		98	\$89,500	
			71	SOLD	4 Foot			
			76	SOLD				
			77	SOLD				
			78	\$136,500	4 Foot Plus			
			79	\$136,500	8 Foot			
			80	\$135,000	8 Foot			
			81	\$135,000	Full Exposure			
Phase II								
29	\$105,000	NO EXPOSURE						
30	\$105,000	NO EXPOSURE						
34	SOLD							
35	\$77,000	FULL EXPOSURE						
36	\$77,000	SIDE EXPOSURE						
Phase III								
51	\$130,000	FULL REAR						
57	SOLD							
58	\$72,000	NO EXPOSURE						
59	SOLD							
67	Accepted Offer	NO EXPOSURE						

BLACKHAWK VALLEY Ph I, II, III, IV

- Improved Lots
- Paved Road, Curb, Gutter, Sidewalk – Street Trees – Street Lights
- Municipal Sewer & Water Lateral to Each Lot
- Underground Natural Gas, Electric, Telephone & Cable TV
- Storm Sewer Lateral to All Lots Except Lots Which back up to Stream
- Grafton Schools, Address, Taxes, Mail & Trash Pick up
- Lot Buyer May Choose Their own Builder
- No Time Limit to Start Home Construction
- Buyer to Pay Grafton's One Time ERC Fee, 2017 Cost \$ 942.00
- Minimum House Size: 1800 Sq Ft For 1 Story 2200 Sq Ft for 2 Story With 1200 Sq Ft on 1st Floor
- Siding, Brick. Stone, Cedar, Hardi-Plank or Equivalent
- Roof – Wood, Tile or 3-Dimensional Asphalt of Fiberglass Shingles
- Setbacks: Front Minimum – 30 Ft
 - Side Minimum – 6 Ft One Side & 10 Ft Other Side
 - Rear Minimum – 25 Ft or More If Identified on Final Plat
- Prices Subject to Change Without Notice
- Measurements are approximate