

EXCELLENT LOCATION FOR WISCONSIN RECREATIONAL LIVING

# Wolf River

## RIVERSIDE DEVELOPMENT OPPORTUNITY



More than 36% of Langlade County's Land is Open to the Public.

### Property Highlights:

- Ready-to-develop 277-acre property adjacent to Wolf River in Langlade County, Wisconsin.
- Approved plat for 19 homesites, from 10 to 21.6 acres. Eight homesites adjoin Wolf River corridor.
- Abundant recreational opportunities, such as rafting, canoeing, fishing and hunting.
- Distinctive property featuring rolling terrain and an appealing mix of hardwoods and wildlife.

**Township<sup>110</sup>**  
**Land Company**

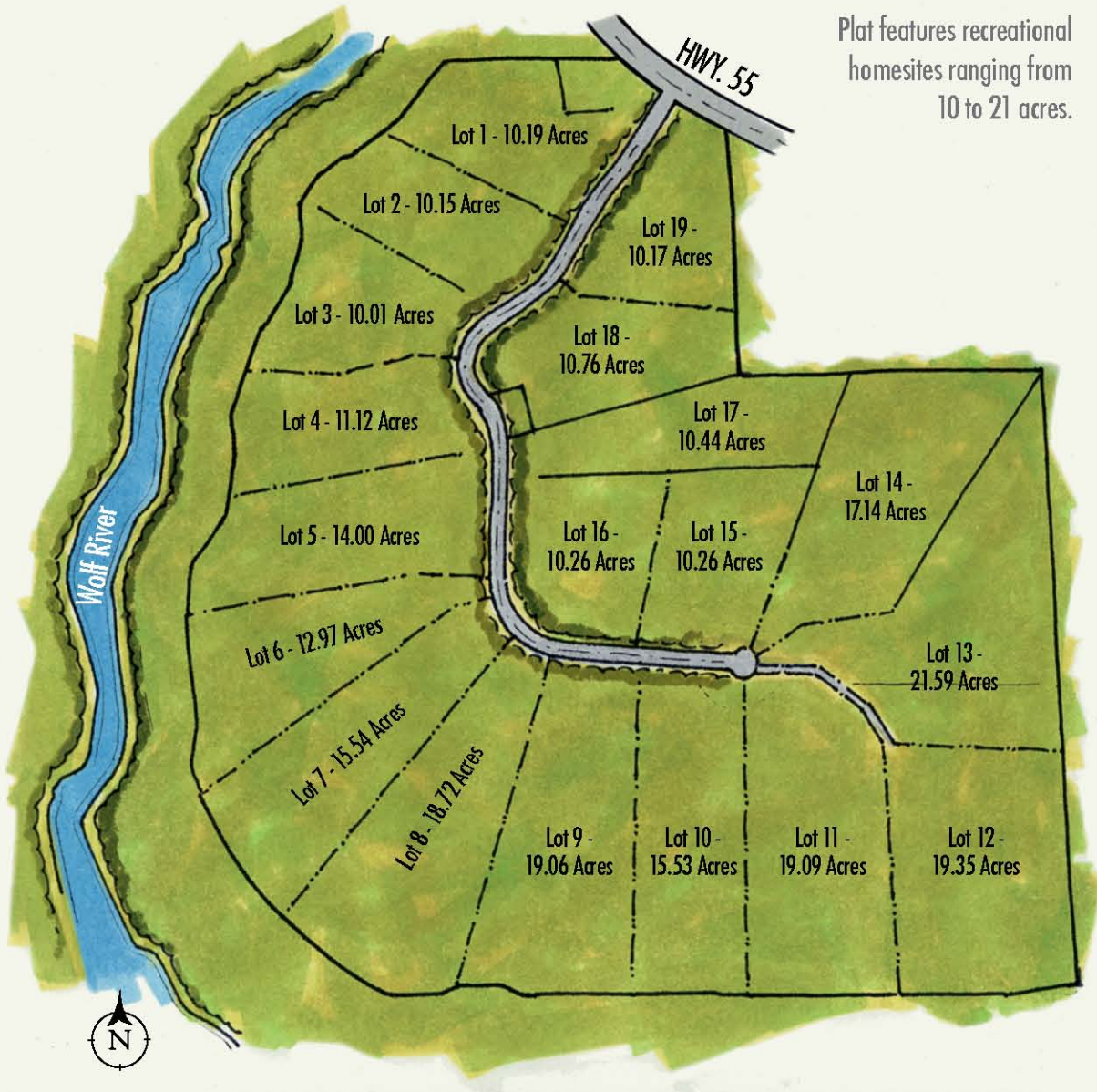
*Live the Outdoors*

[www.township110.com](http://www.township110.com)

The information in this package is correct to the best of our knowledge, but buyers need to do their own due diligence.

AN EXCEPTIONAL OPPORTUNITY FOR DEVELOPERS

# Wolf River



Plat features recreational homesites ranging from 10 to 21 acres.

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## WOLF RIVER AREA FEATURES CANOEING, KAYAKING AND FISHING



# Wolf River



**Property Features Excellent Road Access off Highway 55.**

### Community Features:

- Plat approved for 19 recreational homesites.
- Electricity, telephone and excellent access from Highway 55.
- 10 to 21-acre homesites ideal for vacation homes in a popular recreation area.
- River views, parks and nature trails.
- Staking of lots and storm water plan are complete.
- Managed Forest Law tax paid.

### Area Information:

- Easy drive to Antigo. Within reach of Appleton, Green Bay and Wausau.
- Well-regarded fishing and hunting area features whitetail deer and trout.
- Property is located on the Wolf River State Trail, part of the Wisconsin "Rails to Trails" system.
- Wolf River is renowned for canoeing and kayaking.



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## WOLF RIVER: A MIX OF PRIVACY AND COMMUNITY



**Plat Features an Excellent Selection of Homesites with Rolling Terrain and Hardwoods.**

# Wolf River



*For more information, please contact  
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