



## Trailside Estates

City of De Pere  
Melcorn Circle

### Available Lots

163-149  
166-181

**SITE DESCRIPTION:** New residential subdivision with convenient access to the Fox River Trail. Adjacent to new De Pere Elementary School.

**LOCATION / DIRECTIONS:** Located in East De Pere. Take Broadway south which turns into Hwy. PP (approx. 3 miles). Turn right onto Rockland Road. Take the 1<sup>st</sup> left onto Ryan Road. Turn left onto South Melcorn Circle.

<b>Zoning:</b>	Residential	<b>Utilities:</b>	Natural Gas	<b>Curb, Gutter</b>
<b>Lot Size Range:</b>	Varies		Electric	<b>and Street:</b> Paid for by Seller
<b>MLS Area #:</b>	107		Phone	<b>Sidewalks:</b> Paid for by Buyer
<b>Sanitary Sewer:</b>	Yes		Cable TV	
<b>Water Supply:</b>	City of De Pere	<b>School District:</b>	De Pere	
<b>Storm Sewer:</b>	Yes	<b>Municipality/County:</b>	City of De Pere, Brown County	
<b>Sump Pump Lateral to each Lot</b>		<b>Taxes:</b>	TBD	

**Any assessments levied after the sale are the buyer's responsibility.**

**Building Requirements:** All homes must have minimum 2-stall attached garage, 7/12 roof pitch  
Ranch Homes 1,600 sq. ft. minimum; Masonry required: 1/3 masonry front  
2-Story Homes 1,800 sq. ft. minimum; Masonry required: None

The accuracy of the information contained in this data sheet is not warranted and is subject to change without notice.  
PLAT MAP – SEE BACK

*September 20, 2011*

