

6826 N. Bird st., Sun Prairie – House with a Shop space for sale (MLS – 1974426)

Ranch retreat with a heated 34 x 82 Shop building! Discover this remarkable work/Life balance property with a shop space within walking distance to home. Equipped with 300 Amp 208v 3-phase electric, ideal for hobbyists or entrepreneurs. Design your own Makerspace here with 14' ceiling height and 10' side walls. Attached to the shop is a unique home which offers over 2000 sq. ft. of living space, 3 bedrooms, 2 1/2 baths, and a captivating finished lower level evoking a bygone era., checkout the pictures in the QR code. Enjoy ample garage space with a 16 x 18 bonus room with it's own heating and AC, perfect for hosting guests or creating a cozy sanctuary. Nestled on a .64-acre lot, the property offers a park-like backyard with a charming water feature. Call today for a private showing!

Shop Photos...

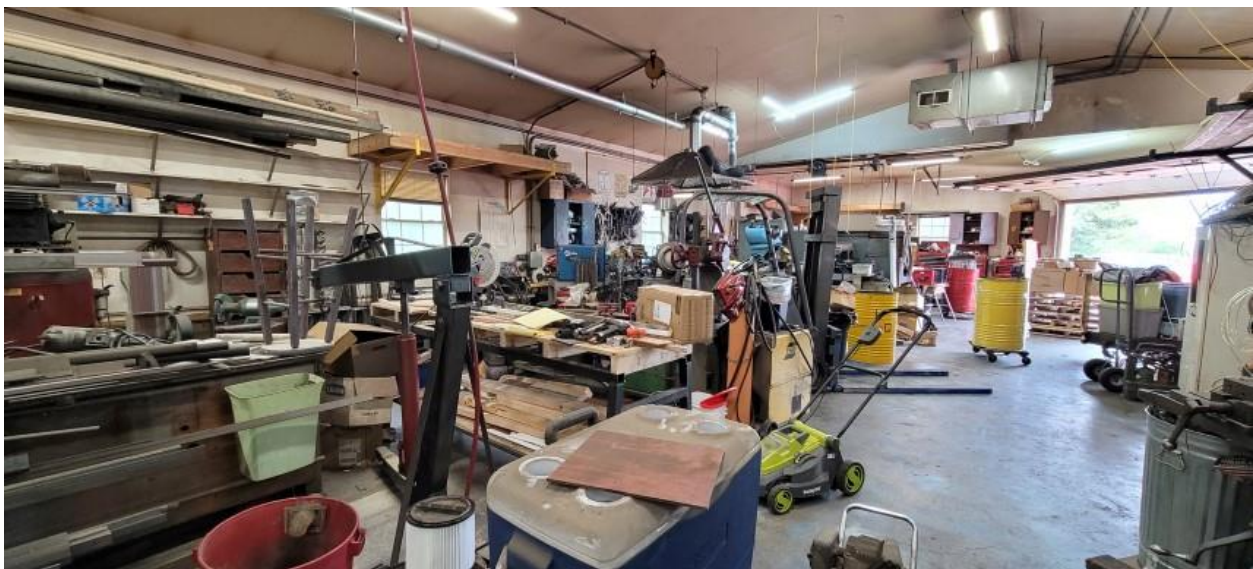


Shop Building 34x82 built 2004

- Electrical 300 amp 208 v - 3 phase
- Walled off Office space
- Lots of shelving & storage
- Heated gas furnace
- Center ceiling height is 14 feet
- Shop door height is 8 feet
- 3 ceiling fans for air circulation

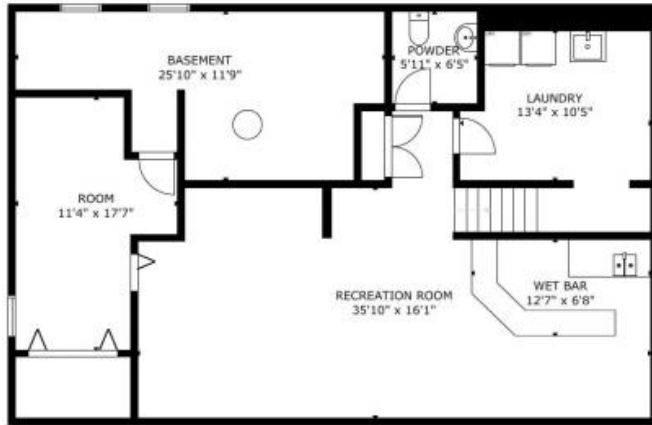




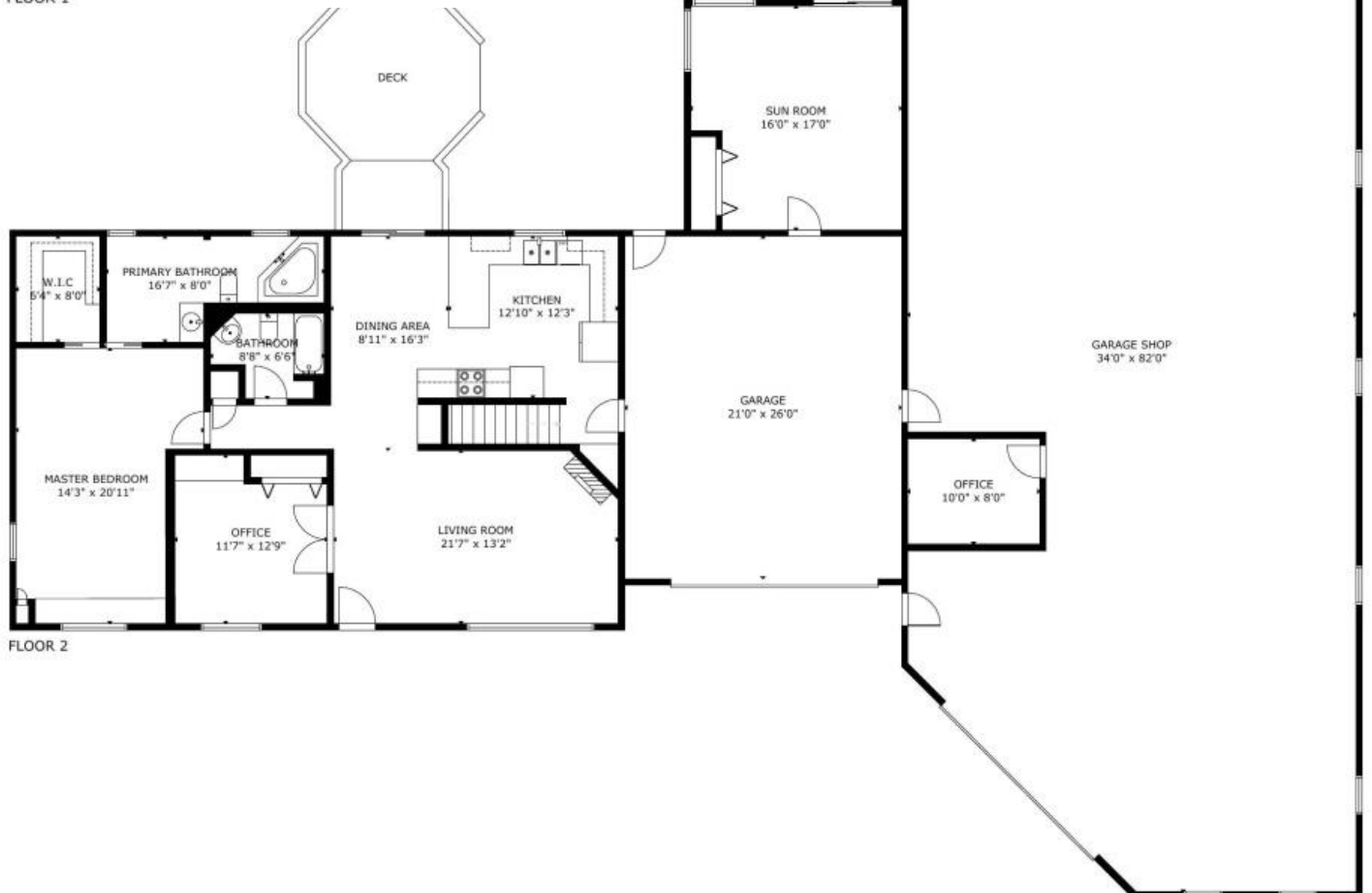
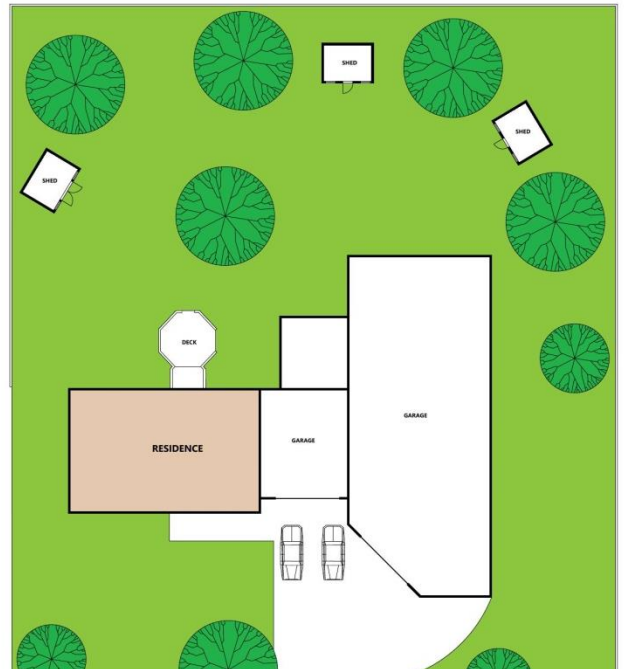








FLOOR 1



FLOOR 2

GROSS INTERNAL AREA  
TOTAL: 2,160 sq.ft  
FLOOR 1: 816 sq.ft, FLOOR 2: 1,344 sq.ft  
EXCLUDED AREA: GARAGE: 546 sq.ft, GARAGE SHOP: 2,543 sq.ft  
OFFICE: 80 sq.ft, SUN ROOM: 272 sq.ft  
LAUNDRY: 159 sq.ft, BASEMENT: 234 sq.ft  
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY