

Menomonee Falls

A DEVELOPMENT BY JOHANSEN FARMS, LLC
WADE BALSON | (262) 246-5022 | WADEB@HALQUISTSTONE.COM



House Minimum Size

Ranch: 2,000 sqft
 1 1/2 Story: 2,200 sqft
 2 Story Home: 2,400 sqft

Garage Minimum Size - 600 sqft

Minimum Roof Pitch

Ranch - 10:12
 1 1/2 Story - 8:12
 2 Story - 8:12

Exterior Requirements

- Roofing shingles - dimensional
- Siding Materials - 40% natural stone on Front, Fiber Cement or Vinyl
- Uniform mailbox and lamppost
 - Uniform address stone
- No outbuildings, above ground pools or fences will be permitted
- Municipal sewer and water



- CONDOMINIUMS BY BERG DEVELOPMENT
- PHASE 2
- PHASE 3

School Information

K4 - Willow Springs Learning Center

Elementary - Lannon Elementary

Intermediate School (5th & 6th)
 Silver Spring Intermediate School

Middle School (7th & 8th)
 Templeton Middle School

High School (9th-12th)
 Hamilton High School

LOT #	PRICE	LOT SQFT	EXPOSURE
28	SOLD	15,253	FULL
29	SOLD/PARADE	18,236	FULL
30	SOLD/PARADE	16,962	FULL
31	SOLD	16,441	FULL
32	SOLD	16,672	FULL
33	SOLD	16,377	FULL
34	SOLD/PARADE	15,755	FULL
35	SOLD/PARADE	15,120	FULL
36	SOLD/PARADE	17,099	FULL
37	\$170,000	18,550	PARTIAL SIDE
38	\$170,000	15,545	PARTIAL SIDE
39	\$170,000	16,750	NONE
40	\$170,000	16,885	NONE
41	\$170,000	17,260	NONE
42	\$170,000	17,868	PARTIAL
43	\$170,000	15,300	PARTIAL
44	\$170,000	17,097	PARTIAL SIDE
45	\$170,000	15,063	PARTIAL SIDE
46	SOLD	15,313	PARTIAL SIDE
47	\$170,000	17,575	PARTIAL SIDE
48	\$210,000	21,553	FULL SIDE
49	\$210,000	19,085	PARTIAL
50	SOLD	19,974	FULL
51	SOLD	28,932	FULL
52	SOLD	28,933	FULL
53	\$395,000	119,366	FULL
54	\$395,000	122,787	PARTIAL
55	\$395,000	124,579	PARTIAL
56	\$395,000	125,789	NONE
57	\$395,000	126,039	NONE
58	SOLD	166,391	NONE
59	\$395,000	134,392	NONE
60	SOLD	19,385	PARTIAL
61	SOLD	17,444	PARTIAL
62	SOLD	18,047	NONE
63	\$170,000	17,890	NONE
64	SOLD	17,169	NONE
65	SOLD	21,000	NONE

PHASE 3 - VISIT [BELLAVISTAESTATES.NET](https://bellavistaestates.net) FOR ALL THE DETAILS.

LOT #	PRICE	LOT SQFT	EXPOSURE
66	\$170,000	16,553	PARTIAL
67	SOLD	16,678	PARTIAL
68	\$170,000	15,815	PARTIAL
69	\$170,000	15,321	PARTIAL
70	\$170,000	15,283	PARTIAL
71	\$170,000	15,356	PARTIAL
72	\$170,000	15,429	PARTIAL
73	\$170,000	15,502	PARTIAL
74	SOLD	15,806	PARTIAL
75	\$170,000	16,682	NONE
76	SOLD	17,423	NONE
77	SOLD	16,803	NONE
78	PARADE	15,916	PARTIAL SIDE
79	\$170,000	16,072	PARTIAL SIDE
80	\$170,000	15,485	NONE
81	\$170,000	15,348	NONE
82	\$170,000	15,336	NONE
83	\$170,000	15,332	NONE
84	\$170,000	15,329	NONE
85	\$170,000	15,326	NONE
86	\$170,000	15,323	NONE
87	\$170,000	16,921	NONE
88	\$170,000	17,294	NONE
89	SOLD	23,950	FULL
90	\$220,000	17,167	FULL
91	SOLD	17,820	FULL
92	SOLD	17,793	FULL
93	SOLD	17,409	FULL
94	SOLD	17,019	FULL
95	SOLD	16,630	FULL
96	SOLD	16,241	FULL
97	\$220,000	15,581	FULL
98	\$220,000	15,508	FULL
99	\$220,000	15,632	FULL
100	\$220,000	16,362	FULL
101	\$220,000	17,049	FULL
102	\$220,000	17,025	FULL
103	SOLD	16,884	FULL

PHASE 1
28 RANCH STYLE
CONDOMINIUMS BY
BERG DEVELOPMENT

PHASE 2 AVAILABILITY

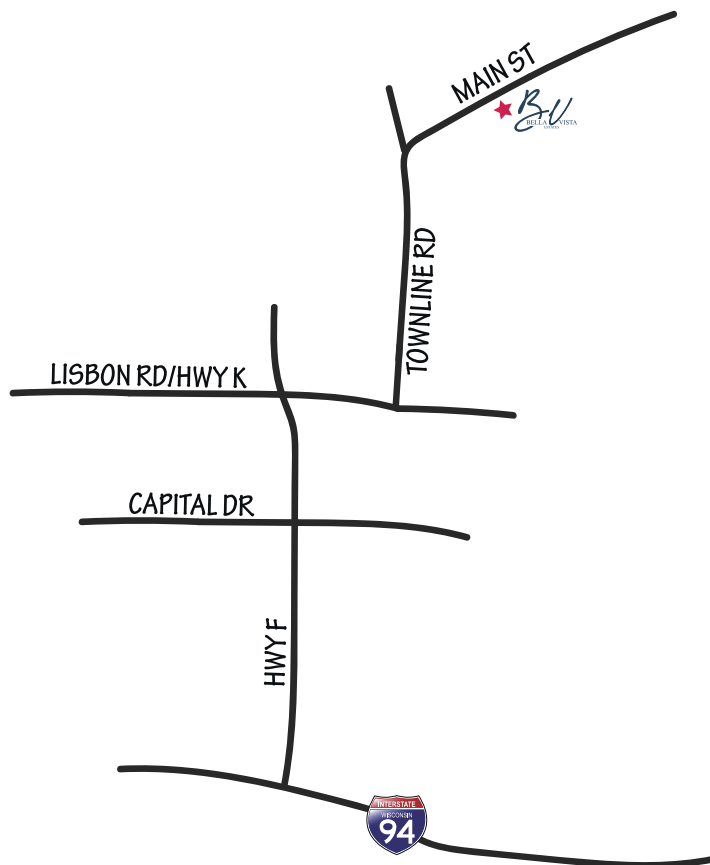


SOLD

*All lot prices subject to change without notice.

LOT #	PRICE	LOT SQFT	EXPOSURE
1	\$175,000	22,162	NONE
3	\$205,000	15,195	FULL
5	\$205,000	20,002	FULL
8	\$230,000	25,940	FULL
10	\$230,000	24,030	FULL
11	\$230,000	24,030	FULL
13	\$230,000	24,030	FULL
14	\$230,000	24,038	FULL
16	\$230,000	20,390	FULL
21	\$185,000	18,308	FULL
22	\$165,000	19,929	NONE
26	\$165,000	17,062	NONE
27	\$195,000	7,210	FULL

VISIT **BELLAVISTAESTATES.NET**
FOR CURRENT AVAILABILITY



Directions

Bella Vista Estates is located in the Village of Menomonee Falls on the south side of Main Street, just east of the Townline Road Roundabout. From I-94 take exit 295, Hwy F north for 4.5 miles to Lisbon Road/Hwy K. Turn right on Hwy K to Townline Road. Turn left on Townline Road and follow 2 miles until Roundabout. Turn the first right onto Main Street. Subdivision entrance will be on the southside of Main Street.

FOR MORE INFORMATION, CONTACT
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