

FEB.
2024

Homes & Design



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Homeowners are putting off home repairs

Delays are mainly due to cost, according to a recent survey

Home improvements and maintenance are expensive, especially given recent inflation and rising homeowners insurance premiums. The national average cost of homeowners insurance has jumped 21% in the past six years.

The research team at Today's Homeowner surveyed 1,000 U.S. homeowners in September 2023 about insurance and how rising prices affect their decision to address home repairs and maintenance.

Most homeowners have at least one issue in their home that needs to be addressed, the survey found. Of those homeowners, nearly 45% have one to two issues that need repair, while nearly 30% have three to four issues that need repair. Almost 9% of respondents say they have five or more home issues.

Nearly 79% of homeowners surveyed say they plan to address their home repairs within the next six months. Why are they waiting? According to the survey, 59% cannot afford repairs right now.

The most common issues homeowners are putting off are as follows: interior painting, window repair, flooring repair, plumbing, roof repair, exterior painting, driveway repair, siding, HVAC repair, basement flooding or waterproofing, and foundation repair.

While many homeowners can't currently

afford to make repairs, 40% admit there may be more pressing maintenance issues in the future. Most survey respondents said they'll need window replacements, roof replacements, and plumbing replacements within the next five years.

Below is a breakdown of what homeowners said they'd need replaced within the next five years. Some homeowners chose more than one answer:

- Windows
- Roof
- Plumbing
- Electrical
- HVAC
- Driveway
- Siding
- Other

Upcoming repairs may be stressful for some homeowners given that many

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HOMES & DESIGN
Feb. 2024

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Lakes Newspapers LLC
1102 Ann St., Delavan, WI 53115
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**Homes
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above: In a recent survey by Today's Homeowner, 21% of those surveyed said they would need to replace an HVAC unit for their home within the next five years.

METRO CREATIVE PHOTO *Homes & Design*



HOW TO CREATE A bigger-looking bathroom

Making a few changes can have a noticeable impact on the room's appearance

Do you wish you had a bigger bathroom? If so, you're not alone.

In a recent survey conducted by Moen, almost half the respondents wished they could make their bathroom larger. However, a complete bathroom overhaul isn't in the cards for most homeowners. And when your bath is too small, it can quickly go from being a retreat from the outside world to a stress-inducing, cluttered place.

Whether you're hoping to update the guest bath or the master suite, you can

create a larger-looking bath without actually expanding the space. With a thorough cleaning and some space-expanding illusions, you'll be relaxed and rejuvenated in your new "bigger" bath in no time.

Make a statement

Using an intense color palette is not always the best technique when it comes to a tiny bathroom. Bold, dark colors can weigh a room down, making it look even smaller.

Instead, use pale and cool colors, like soft whites, pastels, and neutral tones to add size and depth. Continue the color scheme to the woodwork, trim, vanity and door to create a "disappearing" look that will lengthen the walls.

By eliminating the hard edges created

by drastic changes in color, the eye will flow smoothly across the room. To bring some contrast to the room, go with a darker colored cabinet base or a few items of décor.

It's important to look at the small details in the bathroom, like faucets and accessories. Choosing from a variety of Moen faucet designs and finish options – bronzed gold, chrome, matte black, Mediterranean bronze, brushed nickel, and wrought iron – can provide a beautiful focal point in your bath.

Available in single-handle, widespread, and wall-mount styles, faucets in the Weymouth collection feature traditional detailing, like porcelain inlays and a generously sized spout. The unique collection offers matching faucets for the shower or tub, and a complete selection of

A softer color palette in the flooring, walls and counter – complimented by a limited number of darker items to add contrast, such as the vanity cabinet, faucets and décor – can make a small or narrow bathroom appear larger than it is. Another way to stretch the space is by use of mirrors, which reflect natural as well as artificial light.

STOCK PHOTOS *Homes & Design*

accessories – from drawer pulls and knobs to towel rings and bars – to provide the eye-catching detail.

Take a look in the mirror

A mirror in the bathroom can do more than just show your reflection – it can stretch the space by reproducing it. Additionally, mirrors reflect both natural and artificial light, making a smaller room look bigger and brighter by bouncing illumination throughout.

Don't think that mirrors need to only be above the sink. A great trick for improving your room's reflective qualities is to hang a large, horizontal mirror along the longest wall of the bath.

However, if a large mirror is out of your budget, or not practical for your space, the same effect can be created by grouping an arrangement of smaller mirrors. Mirrors can often be found at flea markets in different shapes and sizes. Simply paint each frame in complementary colors and group them along the longest wall. This allows the room to stretch, while providing a design element that's uniquely yours.

Another easy way to incorporate mirrors is to turn the fronts of vanity cabinets into a canvas. Use glue to attach large, square mirrors, or tiny mirror tiles – either square or round – to the outside of cabinets and drawers.

For a never-ending room, position two mirrors on opposite walls to create the perfect illusion. Whatever technique you choose, mirrors are great decor pieces that won't muddle a small bath.

Large vanity not needed for adequate storage

Traditional, large vanities with cabinet drawers work in some bathrooms but can make an already petite-looking room appear even smaller. To avoid this, options to consider include installing a vanity with open storage areas or suspending shelving for a contemporary feel. This will create a more spacious look – without losing precious storage space – by giving the shelving a light and airy appearance.

Open shelving is perfect for towels and linens, as well as items like tissues and cotton balls, which can be stored in decorative jars or containers. Avoid a cluttered look by placing large wicker baskets on the bottom shelf of the vanity for large everyday items, such as brushes, toiletries and makeup.

Homeowners can create a beautiful bath – regardless of the square footage – that will become a place of relaxation and worthy of attention. Use these tips to turn a compressed space into one that feels spacious and soothing – without a major remodel.

For more information about Moen products, visit www.moen.com.

(BPT)



IT'S IMPORTANT TO prep before painting

Painting a home's interior can give it a completely new look. A fresh coat of paint can make a room feel vibrant and up to date, resulting in a different feel within the room. And it doesn't have to break the bank.

Whether creating an accent wall or painting every wall within a room, a fresh coat is a relatively easy and inexpensive home improvement project. But that doesn't mean there isn't some required prep work before the project can begin.

Fix things first. Address any holes or bumps on the wall. Holes or cracks will need to be patched with spackle, which then must dry before the wall can be given a new coat of paint.

In addition, sand down any bumps until the walls are smooth and free of any unsightly abnormalities.

Wash the walls. Walls can get dirty, and that dirt may or may not be masked by paint. Before adding a new coat of paint, wash the walls and inspect them for dust.

Dust can collect on molding, especially in rooms that get little natural air. When dust has collected on the molding and around doorways and trim, use a damp cloth to wipe it away before adding any new paint.

Apply primer. Primer can serve many functions, not the least of which is its role as a bonding agent between the wall and the topcoat of paint.

Primer can also help conceal dark colors, prevent stains, and increase the life expectancy of the paint job homeowners are about to undertake.

Prepare the paint. Preparing the paint is a simple task, but one novice painters may not be aware of.

When opening a new can of paint, stir the paint before using it. In addition, even if you don't plan to use a roller when painting, do not paint straight from the can, which can be heavier to hold than a small bowl, and a light bowl is less likely to be spilled than a potentially heavy can of paint.

In addition, once paint has been removed from the can, replace the lid so dust and other impurities do not settle in the can, potentially causing other issues.

Use painter's tape. Painter's tape can be especially valuable to novice painters. The tape makes it easier to paint smooth and clean paint lines, giving a room a more



Before tackling a painting job in your home, make sure to prep the area by repairing any defects, washing it to remove dirt and dust, and applying primer. It's also advised that painter's tape be used to assist with painting clean lines.

STOCK PHOTOS Homes & Design

professional looking coat of paint without the cost of hiring a professional painter.

Painting can be an inexpensive and fun way to upgrade a home's interior. Even though it does not require the technical

know-how of more large-scale home improvement projects, it is necessary to do some prep work and pay attention to detail to ensure the job is done right.

(METRO CREATIVE)

Pros and cons when considering a kitchen island



They increase food prep and storage areas but are costly and require space

Homeowners planning a kitchen remodel are no doubt considering whether to include a kitchen island in the new design. When the space allows, an island can be a fine way to enhance the look of a kitchen and impart an upscale appeal.

Interest in kitchen islands has grown steadily for the past several decades. Introduced in the 1970s, islands became a popular place for guests to congregate and provided extra counter space for meal preparation and entertaining. The suburban migration led to bigger homes with larger kitchens. Through the 1980s and 1990s, homes grew even larger, and islands became a popular feature of kitchens across the country.

The increase in food-based programming on television has also contributed to the popularity of kitchen islands. As more people dabble with preparing their own

gourmet meals, kitchen islands have become more convenient.

Although there are many benefits to an island in the kitchen, there are also some disadvantages. Weighing the options can help homeowners design a kitchen layout that is functional, affordable, and practical for the space they have, with or without an island.

Pros

Arguably the most significant advantage to having a kitchen island is the added space it provides.

They are often built with cabinetry that matches the rest of the kitchen design, and those cabinets provide additional storage space for pots, pans and other kitchen tools. An island can double the storage space available in the kitchen.

Kitchen islands are also advantageous when preparing meals. Counter space can be easily gobbled up by toaster ovens, rotisserie cookers, microwaves, coffee makers, and various other countertop appliances. These appliances can take up valuable real estate that's sorely missed when preparing meals. An island can be used solely for cooking and preparation,

and some have cutting boards and a prep sink built into the design of the island, depending on the layout and design of the kitchen.

Islands also can be customized according to a homeowner's needs. Instead of simply having cabinetry beneath the counter, some opt to have a wine cooler or even a bookshelf for keeping cookbooks within reach. An additional small dishwasher or beverage refrigerator can be tucked into the design of the island and for some, it can even offer a makeshift kitchen office space.

Cons

Expense is a leading negative factor regarding a kitchen island. The additional material necessary and the labor involved in installation may not work with some homeowners' budgets. Stationary islands can cost several thousand dollars to install, and this is money a homeowner may be better off investing elsewhere.

In smaller kitchens, an island may be impractical because of the space limitation. Islands are typically at the heart of the kitchen and may interfere with walking

• CONTINUED ON PAGE 8

When planning a kitchen remodel, many homeowners add a kitchen island, which can increase space for food prep and storage. For those who would like one but have a smaller kitchen, a rolling island that can be used when needed but stored elsewhere might be the best option.

METRO CREATIVE PHOTOS Homes & Design

KITCHEN ISLAND • CONTINUED FROM PAGE 7

space or cause clearance issues when the refrigerator door or cabinet doors are open.

For homeowners who find space is at a premium in the kitchen, an island may not be the best idea. However, there is another option – a rolling island that can be moved into position when needed, but be moved easily and stored in a convenient, out-of-the-way location.

Depending on the complexity of a kitchen island, its installation may extend the amount of time required to complete the kitchen renovation. This can prolong the length of time needed to complete the work. And if the island will have a sink or appliance in it, running a gas or electric line and plumbing may require a major overhaul and demolition.

Kitchen islands are popular components of many home designs but are not a must. Before homeowners engage in kitchen renovation where the incorporation of an island is being considered, they should know the advantages and disadvantages.

(METRO CREATIVE)



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A quality floor for high-traffic homes

Laminate options are durable, low-maintenance and look like hardwood

From high-heeled shoes to dog paws and kitchen spills, your home's flooring faces tough challenges every day.

When it comes to choosing a floor that will stand up to today's hyper-active households, experts recommend laminate for its low-maintenance, realistic beauty, and durability.

But savvy shoppers should keep in mind that not all laminates are created equal, especially when it comes to long-term performance.

To find the best floor for your high-traffic home, look for the following:

Superior surface protection

Flooring is exposed to numerous factors that can wear, tear, scuff, and dull its surface over time. For this reason, it's

• CONTINUED ON PAGE 10



Laminate is an affordable flooring option for the high-traffic areas of your home. It's low maintenance, looks like wood, and is durable. But not all laminate flooring is created equally, so homeowners are advised to do their homework before choosing.

METRO CREATIVE PHOTOS Homes & Design

important to select a laminate with a high level of surface protection - like the Pergo XP collection.

Offering double the wear resistance and durability of ordinary residential laminate floors, the collection features a unique surface layer that combines extreme wear performance. It also features superior scratch and scuff resistance to better withstand the heavy traffic, spills, and splashes that everyday life dishes out.

Quality composition

Of course, a floor's performance is much more than surface deep. Choose a laminate with a high-density core (10 mm total product thickness is ideal) and attached underlayment.

Not only will these premium materials offer greater stability and a more realistic sound underfoot, but installation will be easier and faster.

Easy "click" installation

Laminate is the perfect material for do-it-yourself-ers wanting a weekend project because most install with planks that literally "click" together.

Look for laminates that offer locking systems that don't require glue for installation that's both easy and secure.



Realistic good looks

The best laminates combine both brawn and beauty. There are a variety of laminate styles that reflect today's most popular design trends and complement any room of the home - from multi-hued slates of whitewashed pines and rustic oaks to rich cherries - even the exotic beauty of

tropical-inspired decors.

Make sure that the laminate you choose features ultra-realistic texturing and natural wood grain looks - as well as a surface layer that provides superior clarity.

Comprehensive warranty

A quality laminate will offer the confidence and protection of a limited lifetime residential warranty against wear, fading and stains.

If you want to be certain that a laminate offers superior durability, choose one that also is warranted for light commercial usage.

With proper installation and simple maintenance, you can be assured the floor will look "like new" for years to come.

"Laminate always has been an ideal choice for homeowners seeking the best in both performance and realistic good looks," says David Hartman, vice president of sales for Pergo.

"However, the latest generation of laminate flooring features innovations that take beauty and durability to a whole new level and deliver the ultimate floor for today's high-traffic homes," he added.

For more information about the Pergo XP collection, visit pergoflooring.com.

(ARA CONTENT)

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On the garden path

Boost your mood with fragrant indoor plants

There's no need to visit a spa for a bit of soothing aromatherapy. Grow fragrant plants indoors to improve your mood and promote a sense of relaxation.

Gardenias may be the first fragrant flowering plant that comes to mind. They can be challenging but are worth the effort. Grow them in moist acidic soil, in bright light, and surrounded by other plants or on a gravel tray to increase the humidity.

Jasmines are known for their sweet fragrant flowers. Arabian jasmine (Jasmine sambac) will flower indoors several times throughout the year if it receives sufficient light. Consider adding artificial lights to boost flowering. Grow this plant in a warm, draft-free location and allow the soil to dry several inches below the surface before watering again.

Citrus are valued for their fruit, but they also produce fragrant flowers. Give them bright light and keep the soil slightly moist for the best results.

Stephanotis floribunda was frequently used in wedding bouquets. Grow it in a sunny window and watch for flowers to appear in spring on new growth. Complete all necessary pruning as soon as the plant stops flowering.

Plumeria are the fragrant flowers often used in Hawaiian leis. Provide bright light and moist, well-drained soil, and fertilize throughout the summer to promote flowering. Allow the soil to go a bit drier during the winter. Don't panic if the plants go dormant and drop their leaves in winter. New leaves will appear as temperatures warm.

String of pearls (*Curio rowleyanus*) is a trailing succulent with leaves that resemble peas. Grow these in a brightly lit location that is a bit cooler in the winter. This, along with slightly drier soil in winter, can promote flowering. Its cinnamon fragrance is one you'll remember.

Another succulent that may reward you with flowers is hoya. Keep the soil a bit moister during the summer when the plant is actively growing. Allow the soil to dry slightly when the plant is resting during the winter. High humidity in spring and summer followed by cooler temperatures and drier soil in winter will encourage potbound plants to flower. Watch for fragrant flowers to form on the long leafless



By **MELINDA MYERS**
Contributor



Fragrant plants, like gardenias (above), add beauty to indoor space as well as improving your mood and promoting a sense of relaxation.

STOCK PHOTO Homes & Design

stems.

Give the leaves of scented geranium (*Pelargonium*) a pet and enjoy the lemon, rose, apple, peppermint, or pine fragrance. Although grown for their scented foliage, they also produce pretty but less showy flowers. Place the plants in areas where you brush past the leaves or can easily give them a pat to release and enjoy the fragrance.

Find a cool spot in your home away from drafts of hot and cold air for your lavender plant. Make sure the plant receives plenty of sunlight from a south-facing or similar window. Consider adding artificial lights to increase your success. Water thoroughly when the top inch of soil is dry to the touch. Pour off any excess water that collects in the saucer.

Visit your local independent garden center or reputable online plant retailers that are more likely to sell these in winter. Then clear out some space on a sunny windowsill or invest in a few plant lights and start growing some fragrant plants.

*Melinda Myers has written more than 20 gardening books, including the recently released *Midwest Gardener's Handbook, 2nd Edition* and *Small Space Gardening*.*

*She hosts *The Great Courses* "How to Grow Anything" instant video and DVD series and the nationally syndicated *Melinda's Garden Moment TV & radio program*.*

*Myers is also a columnist and contributing editor for *Birds & Blooms* magazine. Her website is MelindaMyers.com.*



HOME REPAIRS • CONTINUED FROM PAGE 3

said affordability is a concern. Window replacements can cost between \$300 and \$800 per window, while the average cost to replace a roof is between \$5,000 and \$12,000.

Putting off repairs

Finances are the main reason that homeowners are delaying repairs. Although most homeowners say they have issues that need to be addressed and plan to do so within the next six months, nearly 60% say they can't currently afford repairs.

Nearly 30% of homeowners said they are delaying home repairs because they have debts they need to pay off first. About 11% said they need to prioritize saving for a future big purchase.

There are many ways to buy now and pay later when it comes to financing home improvement projects. But nearly half of homeowners plan to buy and pay later: 46% of survey respondents aren't considering financing any repairs until they can fully afford it.

Just over 20% of respondents said they'd finance home repairs using credit cards. Tied for the third most popular option are personal loans and emergency savings.

Fewer than 4% of respondents said

they plan to take out a home equity line of credit (HELOC) or use retirement savings. No respondents said they plan to use a government loan to finance home repairs.

An emergency home repair costs around \$2,000 on average. Most survey respondents say they have between \$1,000 and \$5,000 saved for an emergency repair. But 11% don't have any money set aside for a repair they may need in a pinch.

Rising insurance

Homeowners may be able to save money by delaying home repairs and reducing home improvement spending, but they probably don't have as much control over the cost of their homeowners insurance. Most respondents reported being at least a little stressed by rising insurance costs.

According to the survey, more than half of homeowners saw an increase in their homeowners insurance premiums despite nearly 60% of them not changing their coverage plans.

Of those who did make a change to their homeowners' insurance policy, just over half increased their coverage, while about 30% shopped around for a different provider. The most significant driving factor for changing

the policy was cost, with more than half saying they made a change because of rising premiums.

Homeowners are often trying to reel in home improvement spending. Earlier in 2023, another Today's Homeowner survey revealed that many homeowners planned to cut back on home improvement spending for 2023 due to inflation and the economic climate.

In four states — Connecticut, Wisconsin, New Mexico, and Nebraska — more than 60% of respondents said they would be reducing their home improvement spending.

Both surveys made it clear that money is a main concern. Most U.S. homeowners spent less on home improvement and home repair projects in 2023 because of the overall economic climate and rising insurance premiums.

Today's Homeowner is a team of home improvement experts and professionals led by Danny Lipford, the host of the No. 1 syndicated home improvement TV show. In addition, they offer comprehensive cost guides, tips and tricks for renovating a home on a budget, and tools for hiring reliable home improvements pros.

For more information, visit todayshomeowner.com.

Most respondents in a recent survey said within the next five years their home will need plumbing (above), window, and roof replacements.

METRO CREATIVE PHOTO Homes & Design



home and property sales

Here is a listing of recent single-family home, condominium and vacant land sales in Kenosha, Racine and Walworth counties. The information is provided through the Multiple Listing Service.

RACINE COUNTY

SINGLE-FAMILY HOMES

Burlington

- 441 Edward St..... \$ 133,000
- 7951 McHenry St \$ 160,000
- 533 W State St \$ 230,000
- 716 Chicory Rd \$ 287,133
- 124 Kendall St..... \$ 257,000
- 3500 Van Buren St \$ 280,000
- 35203 Lake Shore Dr \$ 260,000
- 508 McHenry St \$ 275,000
- 240 Chapel Ter \$ 310,000
- 365 Donald Dr \$ 320,000
- 465 Orchard St..... \$ 315,715
- 465 Lewis St..... \$ 379,000
- 30047 Bushnell Rd \$ 384,900
- 29422 Washington Ave..... \$ 365,000
- 125 Hillcrest Dr..... \$ 410,000
- 32906 Seidel Dr \$ 450,000
- 7019 Mchenry St \$ 440,000
- 409 E Main St..... \$ 560,000
- 125 Sharp Rd..... \$ 175,000
- 28215 Bushnell Rd..... \$ 880,000

Waterford

- 8240 Iverson Rd..... \$ 150,400
- 701 Fox Knoll Dr..... \$ 365,000
- 6414 N Tichigan Rd..... \$ 385,000
- 27337 Foxhaven Dr \$ 325,000
- 521 N Rochester St..... \$ 343,000
- 8122 Waverly Ct..... \$ 385,000
- 28716 Clove Ct..... \$ 485,000
- 30723 Oak Dr..... \$ 525,000
- 30929 River Bend Dr..... \$ 590,000
- 4723 Fairway Dr \$ 649,900
- 25119 Deer Ridge Trl \$ 650,000

Union Grove

- 1308 Vine St..... \$ 179,000
- 1409 High St..... \$ 202,000
- 823 11th Ave \$ 242,000
- 700 13th Ave \$ 300,000
- 1918 Nottingham Dr..... \$ 449,900
- 1928 Nottingham Dr..... \$ 457,900

Kansasville

- 23658 Church Rd \$ 310,000
- 5211 Sheard Rd \$ 359,000

Wind Lake

- 25814 W Loomis Rd..... \$ 374,000
- 26423 S Wind Lake Rd..... \$ 485,000

Rochester

- 400 S State St..... \$ 400,000

Muskego

- 21625 8 Mile Rd W..... \$ 550,000

CONDOS

Sturtevant

- 1511 92nd St 57..... \$ 214,900

Wind Point

- 27 Stonewood Ct..... \$ 310,000

Waterford

- 411 Park Place Ct B \$ 320,000

Burlington

- 7326 Woodland Ct..... \$ 345,000

Racine

- 4 Gaslight Dr 406 \$ 360,000
- 5235 Briarwood Cir \$ 395,900
- 5233 Briarwood Cir \$ 395,900

VACANT LAND

Waterford

- Lt1 Hill Valley Dr \$ 167,000

WALWORTH COUNTY

SINGLE FAMILY HOMES

Genoa City

- W1223 Trumpet Rd..... \$ 145,000
- W1049 Violet Rd..... \$ 155,000
- N1329 Hillside Blvd \$ 165,000
- 417 Main St..... \$ 150,000
- W1327 Honeysuckle Rd... \$ 230,000
- 408 Fenmore Ct \$ 249,900
- W1043 Hawthorne Rd..... \$ 240,000
- W1029 Golden Glow Rd... \$ 272,000
- N1213 Elm Dr..... \$ 300,000

Sharon

- 140 State Line Rd \$ 123,500
- W9609 County Rd B - \$ 585,000

Lake Geneva

- 7167 Hudson St \$ 215,000
- 433 Spring St \$ 239,900
- W4155 Whittier Dr \$ 260,000
- 1823 Conant St \$ 315,000
- 922 Sage St \$ 350,000
- 1010 Bonnie Brae Ln..... \$ 412,360
- W1461 Maureen Ct \$ 480,000
- 1750 Monte Vista Dr..... \$ 524,900
- 1030 Wheeler St..... \$ 603,333

- N3515 Woodland Dr N \$ 735,000
- 15 Lakeview Dr..... \$ 1,000,000
- W3995 Kenyon Dr \$ 1,129,000

Whitewater

- 338 S Franklin St..... \$ 155,000
- 330 S Franklin St..... \$ 200,000
- W7637 Hackett Rd \$ 400,000
- N7177 Woodfield Ln \$ 514,000
- W7108 Kettle Moraine Dr. \$ 540,000
- N9031 Big Spring Dr \$ 775,000

East Troy

- 2034 Division St \$ 229,000
- N8747 Briggs St..... \$ 231,000
- N8614 Wilmers Grove Rd. \$ 299,900
- 2531 Posekany Ln..... \$ 430,000
- W2385 New Deal Ave..... \$ 460,000
- N7537 Bell School Rd \$ 495,000
- W2395 Troy Hill Ct..... \$ 662,000

Delavan

- 317 Ray St..... \$ 199,900
- 2707 Cameron St..... \$ 175,000
- 320 Negley Ave \$ 250,000
- 604 Alder Ave \$ 255,000
- 2317 Orchard Dr \$ 255,000
- 1616 Sunset Ln \$ 350,000
- 347 Estate Ln \$ 360,000
- 1821 Lake Trail Dr \$ 430,000

Spring Prairie

- W1985 County Rd D - \$ 255,400

Elkhorn

- 301 W Jefferson St..... \$ 230,000
- 116 S Broad St..... \$ 274,000
- 1202 S Meadowlark Ln \$ 351,774
- 807 Sunnyside Dr..... \$ 349,000
- 415 S Creek Dr \$ 349,000
- 4979 Hickory Ct..... \$ 383,250
- W5001 Paddock Dr \$ 389,000
- 327 Grant St..... \$ 400,000
- 1110 N Pheasant Ct..... \$ 415,000
- N5784 Plank Rd \$ 430,000
- W6071 Mariner Hills Trl \$ 484,900
- N3896 County Rd NN - \$ 490,000
- W5118 Bay Shore Dr..... \$ 465,000
- W2718 Kniep Rd \$ 700,000

Walworth

- 948 Laurie Ct..... \$ 370,000
- 327 Phillips Ave Lt12 \$ 388,000
- 410 Oak Hill Rd \$ 464,000

Williams Bay

- 32 Highland St..... \$ 350,000

home and property sales

Here is a listing of recent single-family home, condominium and vacant land sales in Kenosha, Racine and Walworth counties. The information is provided through the Multiple Listing Service.

Spring Prairie

- N5968 Lyons Rd..... \$ 410,000

Fontana

- 1037 Sauganash Dr \$ 500,000
- 723 Shabbona Dr \$ 690,000
- N1518 Oak Shores St ... \$ 1,290,000

Darien

- N3725 Old Highway 89 - .. \$ 600,000

Lyons

- 5625 Cranberry Rd..... \$ 4,500,000

CONDOS

Delavan

- 2400 E Geneva St 1812 \$ 36,000
- 1531 N Delavan Club Dr 4 \$ 270,000
- 1451 S Delavan Club Dr... \$ 340,500
- 2400 E Geneva St 1614 ... \$ 120,000

Lake Geneva

- 111 Center St 349 \$ 172,000
- 1771 Woodland Cir 12-18. \$ 322,500
- 1103 Lakeland Dr 9-16..... \$ 445,000
- 415 S Wells St 202 \$ 540,000
- 111 Center St 247 \$ 160,000

Elkhorn

- 403 E 3rd Ave 4 \$ 205,000

Williams Bay

- 204 Elmhurst Ct 12 \$ 340,000
- 6 Highwood Ct A \$ 370,000

Fontana

- 271 Fontana Blvd 1023 \$ 375,000
- 910 Windsor Ct KK2..... \$ 479,000

VACANT LAND

Pell Lake

- Lt 5315-5319 Eau Claire Rd \$ 30,000

Delavan

- 220 Phoenix St..... \$ 38,000

Genoa City

- W1327 Highland Blvd..... \$ 45,010

Whitewater

- W8479 R&W Townline Rd \$ 247,000

Walworth

- Lt 9 Phillips Ave \$ 50,000

- 622 Bayhill Ave \$ 320,000

- 1006 Fairway Dr \$ 543,900

Trevor

- 12014 256th Ave \$ 180,000

- 12043 258th Ave \$ 21,500

- 26639 103rd St..... \$ 275,000

- 23338 124th Pl \$ 310,000

- 10325 256th Ave \$ 300,000

- 9924 270th Ct..... \$ 345,000

- 12510 257th Ave \$ 360,000

- 11711 304th Ave \$ 368,091

- 28639 107th St..... \$ 385,000

- 11118 235th Ave \$ 573,000

Wheatland

- 34606 Geneva Rd \$ 289,000

Salem

- 23721 81st St \$ 275,000

- 6244 236th Ave \$ 290,000

- 23216 81st Pl \$ 345,000

- 25706 93rd St..... \$ 365,000

- 24421 88th St..... \$ 420,000

- 25915 52nd St..... \$ 423,215

- 22119 86th Pl \$ 475,000

Bristol

- 22221 45th St..... \$ 420,000

Brighton

- 2307 312th Ave \$ 775,000

- 2325 312th Ave \$ 760,000

Somers

- 361 Sheridan Rd \$ 843,000

CONDOS

Kenosha

- 2918 14th Pl \$ 119,000

- 1253 30th Ct C \$ 150,000

- 8050 41st Ave 24D \$ 174,500

- 3116 86th St 104 \$ 195,000

- 3301 13th St 6D \$ 216,600

- 6911 53rd St 134..... \$ 269,900

- 3307 55th Ct 72 \$ 279,900

- 3331 55th Ct 106..... \$ 293,000

Pleasant Prairie

- 10160 66th Ave A4-11 \$ 153,000

- 8400 Lexington Pl 2..... \$ 180,000

- 6846 102nd St DD..... \$ 200,000

VACANT LAND

Randall

- Lt22 88th St..... \$ 27,000

- Lt3 388th Ave \$ 220,000

Bristol

- Lt3 86th St..... \$ 325,000



CLASSIFIEDS

CALL 262.728.3411
TO PLACE YOUR AD

FOR RENT

Twin Lakes Apartments

AFFORDABLE IN TWIN LAKES Meadowview Village has a rare 1 BR downstairs apartment coming available in February 2024. Rent is based on 30% of the household income for those 62+ or disabled of any age. Elevator and Laundry in building! Call 262-877-2212 Equal opportunity provider and employer. Equal Housing Opportunity.

Other for Rent

TWIN LAKES LG. ROOM FOR RENT Newly decorated furnished room. Util., cable & storage incl. \$750 mo. Call or text 224-440-5607.

REAL ESTATE

Other Real Estate

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KENOSHA COUNTY

SINGLE-FAMILY HOMES

Twin Lakes

- 802 Hickory Rd..... \$ 125,000

- 130 W Main St..... \$ 299,900

- 617 Outlook Dr \$ 324,900

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Attention: Local Area Home Owners To Get Opportunity of the Year...

Frustrated Contractor is "Giving Away" \$3,151 Furnaces for \$1,275 with Off-Season Central Air...



**Keith Nissen
King of Comfort**

(This is the "Hottest AND Coolest Deal of the Year" ... especially if your furnace is over 10 years old)

Yes, it's absolutely true. You can actually replace your old (and probably very inefficient) furnace and air conditioner as a package for at least \$1,876 less than you would have to pay at any other time. Let me explain. Every year, the months of January, February, March and April can "Kill" my business. I end up losing a ton of money during these "Killer" months and it can take me the remaining eight months to make up for them. And I'm looking for the same thing to happen this year.

My Problem Is Your Opportunity

I've decided to give up trying to make a profit during the "killer" months. If I can only minimize my losses during January, February, March and April I will come out ahead in the other eight months. Here's how this (admittedly daring) offer came about. Every year, the big manufacturers of air conditioners have to guess how many to build to meet the demand. Of course, they're never exactly right. So, they always have some inventory they must hold over until the next summer season. I went to one of my distributors and they allocated 66 premier air conditioners and furnaces. And, because of the quantity and time of year, I was able to buy them at drastically reduced, dirt cheap, out-of-season prices. They are brand new 2023 models. And they are NOT the seconds or "blem" or standard "builder" models. They are factory-fresh, premier air conditioners and furnaces and have a full factory warranty.

Here's How You Can Get A Furnace For Peanuts

By putting this furnace and air conditioner package together (then "Jaw-Boning" the distributor) and committing to a do-or-die purchase agreement of these systems, I was able to buy both the furnace and the air conditioner for less than anyone should have a right to pay! So, if you buy one of these normal new, premier air conditioners, I am "giving" you the furnace and all I ask for is the \$1,275 it costs to have your furnace installed.

Here's How

Just call me at 262-248-2103 anytime. We will come out and measure your home (and determine the availability of the proper size). Don't forget, I only have a limited amount of matched systems. When they are gone, this remarkable offer ends also. I will show you the real world price on the air conditioner that fits your home. Then, I will show you the substantial savings now. And it will include all labor and installation materials. Nothing is left out.

The Concept Is Simple Really

By letting you win big now, I will win at the end of the year. I'm betting that if I make you an offer that is "irresistible" (at least it should be if your furnace or air conditioner is over 10 years old) and I barely mark it up above the price I paid, I will accomplish two things:

1. I will cover my rent, utilities, insurance and taxes in the "killer" months.
 2. I can pay my professional staff and technicians to work instead of paying them to sit at home.
- If I can accomplish these two objectives, I will minimize my losses and the rest of the year, I can be a winner.

No Obligation

Even after I completely explain the installation, there is absolutely no obligation. If you decide you don't want to take advantage of the spectacular savings... that's okay. I will give you a surprise gift worth \$60 because you are kind enough to read this ad and give me a chance to solve my problem. I want you to think well of Master Services Plumbing, Heating & Cooling, even if you don't buy.

You Can Buy With NO Cash

You don't even have to pay me right away. I have set up a bank rate financing plan. Consider this. If you decide to make monthly investments instead of paying cash the entire amount of your payments might be more than offset by the savings on your utility bills. It's like "having your cake and eating it too".

Ironclad Guarantee

I'm so confident that you will save at least 25% on your cooling and heating bills (I'm projecting more like 35% +), that I will pay you Double The Difference for two years if you don't! I'll show you exactly how this works. There is no way you can lose. Your lower utility bills will help you save big. And I will even double your savings if you save less than 25%. If these premier systems were not among the best on the market, I couldn't afford to make such a promise.

Why This Offer Can't Last

You must act before April 15th. Here are two reasons why.

1. I only have a limited amount of pieces of equipment. When all of the air conditioners are sold and all the furnaces are "given" away, that's it. There are no more at this price.
2. If I have any of these systems that are left on April 15th (although I doubt I will), this offer still ends. Here's why. The only reason I am making this virtually no-profit (for me) offer is because of the "killer months". My business always picks up about May first. Since these furnaces cost me so little, I can sell them at last years prices next November and December and still come out ahead. Give me a call now at 248-2103 and I will set an appointment for your no-obligation survey.



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