

# Single-Family Customer Full

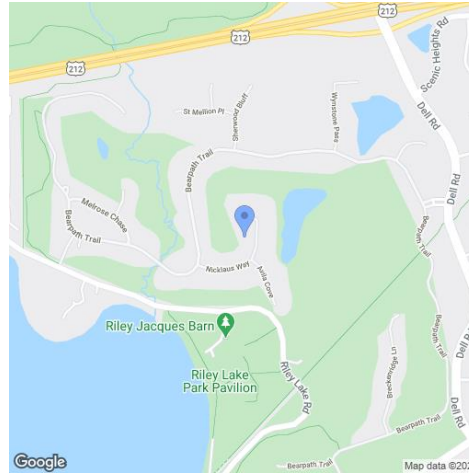
Customer Full Display, Single Family Residential, MLS #: **5714132**

Type: **For Sale**

**18346 Nicklaus Way, Eden Prairie MN 55347-1933**

Status: **Active** List Price: **\$1,925,000**

Original List Price: **\$1,925,000**



Total Bed/Bath: **7/8** Garage: **3** Year Built: **1999**

Map Page: **132** Map Coord: **C3**

Directions:

**Highway 212 to Dell Road, South to Bearpath gatehouse, turn right to Nicklaus Way home is on the left.**

Style: **(SF) Single Family**  
Stories: **1 Story**  
Const Status: **Previously Owned**  
Foundation Size: **3,780**  
AbvGrdFinSqFt: **4,746**  
BelGrdFinSqFt: **3,482**  
Total Fin SqFt: **8,228**  
Acres: **0.52**  
Lot Size: **111x195x113x215**  
Yearly: **Yearly**  
Days On Market: **2** PDOM: **2** CDOM: **2**

## TAX INFORMATION

Property ID: **1911622130007**  
Tax Year: **2020**  
Tax Amt: **\$22,764**  
Assess Bal: **\$**  
Tax w/assess: **\$22,764**  
Assess Pend: **No**  
Homestead: **No**

## General Property Information

Legal Description: **LOT 007 BLOCK 005 BEARPATH 2ND ADDN**  
County: **Hennepin**  
Postal City: **Eden Prairie**  
School District: **272 - Eden Prairie, 952-975-7000**  
Section/Township/Range: **19/116/22**  
Rental License Y/N: **No**  
Complex/Dev/Sub: **Bearpath 2nd Add** Common Wall: **No**  
Lot Description: **Irregular Lot, Tree Coverage - Medium, On Golf Course, Underground Utilities**  
Association Fee: **\$250** Assoc Fee Frequency: **Monthly**  
Assoc Fee Includes: **Sanitation, Security Staff, Controlled Access, Professional Mgmt**  
Road Frontage: **Private, Cul De Sac, Paved Streets, No Outlet/Dead End, Curbs, Street Lights, Storm Sewer**  
Zoning: **Residential-Single** Accessibility: **None**

## Lake/Waterfront Information

Type: **Pond** Lake Acres: Lake Depth (ft):

## Remarks

Public Remarks: **Welcome to Bearpath's gated community!! Enjoy this very beautiful walkout rambler on the 11th fairway of the Jack Nicklaus designed golf course of Bearpath. All stone exterior and a nice plus of an additional upper bonus room suite for guests, nannies or inlaws. Sunny and bright, great spaces and move-in ready. Wonderfully appointed kitchen, main level owner's suite, handsome office, add'l bedroom suite, great room, sun room, pretty dining room with a special aquarium and laundry on the main floor! Much attention to detail is evident. Lower level features 4 Bedroom suites, family room, billiard room plus a secondary kitchen and another laundry for convenience. This spectacular home is located on one of Bearpath's most beautiful cul de sac streets. Wonderful pondside golf course views throughout; a very prime quiet location. Backyard deck, patio and gazebo make this home perfect for entertaining family and friends. Large heated garage is perfect for the golf cart too! Very special.**

## Structure Information

| Room      | Level | Dimen | Other Rooms         | Level | Dimen | Heat:     | Forced Air, In-Floor Heating, Fireplace |
|-----------|-------|-------|---------------------|-------|-------|-----------|---|
| Living Rm | Main  | 25x19 | Office              | Main  | 17x16 | Fuel:     | Natural Gas                             |
| Dining Rm | Main  | 16x16 | Sun Room            | Main  | 16x16 | Air Cond: | Central                                 |
| Family Rm | Lower | 23x19 | Billiard Room       | Lower | 30x16 | Water:    | City Water/Connected                    |
| Kitchen   | Main  | 19x14 | Media Room          | Lower | 20x15 | Sewer:    | City Sewer/Connected                    |
| Bedroom 1 | Main  | 23x17 | Fifth (5th) Bedroom | Lower | 18x15 | Garage:   | 3                                       |

Bedroom 2 Main 17x17 Sixth (6th) Bedroom Lower 19x14 Oth Prkg:

Bedroom 3 Lower 15x14

Bedroom 4 Lower 19x14

**Bathrooms**

Total: 8 3/4: 4 1/4: 0

Full: 3 1/2: 1

**Finished Sq Ft Total Sq Ft**

Abv Grd: 4746 Abv Grd: 4,746

Blw Grd: 3482 Main Flr: 3,780

Blw Grd: 3,780

Total: 8,228 Total: 8,526

Bath Description: **Main Floor Full Bath, Upper Level 3/4 Bath, Private Master, Full Master, Bathroom Ensuite, Walk-In Shower, Full Basement, 3/4 Basement, Separate Tub & Shower, Whirlpool, Two Basement Baths**

Dining Room Desc: **Separate/Formal Dining Room, Informal Dining Room, Eat In Kitchen, Breakfast Area**

Family Room Char: **Lower Level**

Fireplaces: 4 Fireplace Characteristics: **Living Room, Family Room, Master Bedroom, Gas Burning, Other**

Appliances: **Range, Wall Oven, Microwave, Exhaust Fan/Hood, Dishwasher, Refrigerator, Washer, Dryer, Water Softener - Owned, Electric Water Heater, Water Filtration System, Water Osmosis System, Disposal, Central Vacuum, Electronic Air Filter, Air-To-Air Exchanger, Furnace Humidifier**

Electric: **Breakers**

Basement: **Walkout, Full, Finished (Livable), Drain Tiled, Sump Pump, Poured Concrete**

Exterior: **Brick/Stone**

Roof: **Pitched, Age Over 8 Years, Wood Shingles**

Amenities-Unit: **Deck, Patio, Porch, Natural Woodwork, Kitchen Window, Kitchen Center Island, Vaulted Ceiling(s), Ceiling Fan(s), Hardwood Floors, Tiled Floors, Paneled Doors, French Doors, Walk-In Closet, Master BR Walk-In Closet, Main Floor Master Bedroom, Wet Bar, Sun Room, Washer/Dryer Hookup, Security System, In-Ground Sprinkler**

Parking Char: **Attached Garage, Insulated Garage, Heated Garage, Driveway - Other Surface, Garage Door Opener**

Garage Dimensions: **38x23** Garage Sqft: **874** Garage Door Height: **8** Garage Door Width: **16**

Special Search: **Main Floor Laundry, Main Floor Bedroom, 4 BR on One Level**

Out Buildings: **Gazebo**

Owner is an Agent?: **No**

In Foreclosure?: **No** Lender Owned?: **No** Potential Short Sale?: **No**

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