3109 Cozy Acres Rd - 5 Parcel Property Package

Mount Pleasant, WI 53406 | Racine County

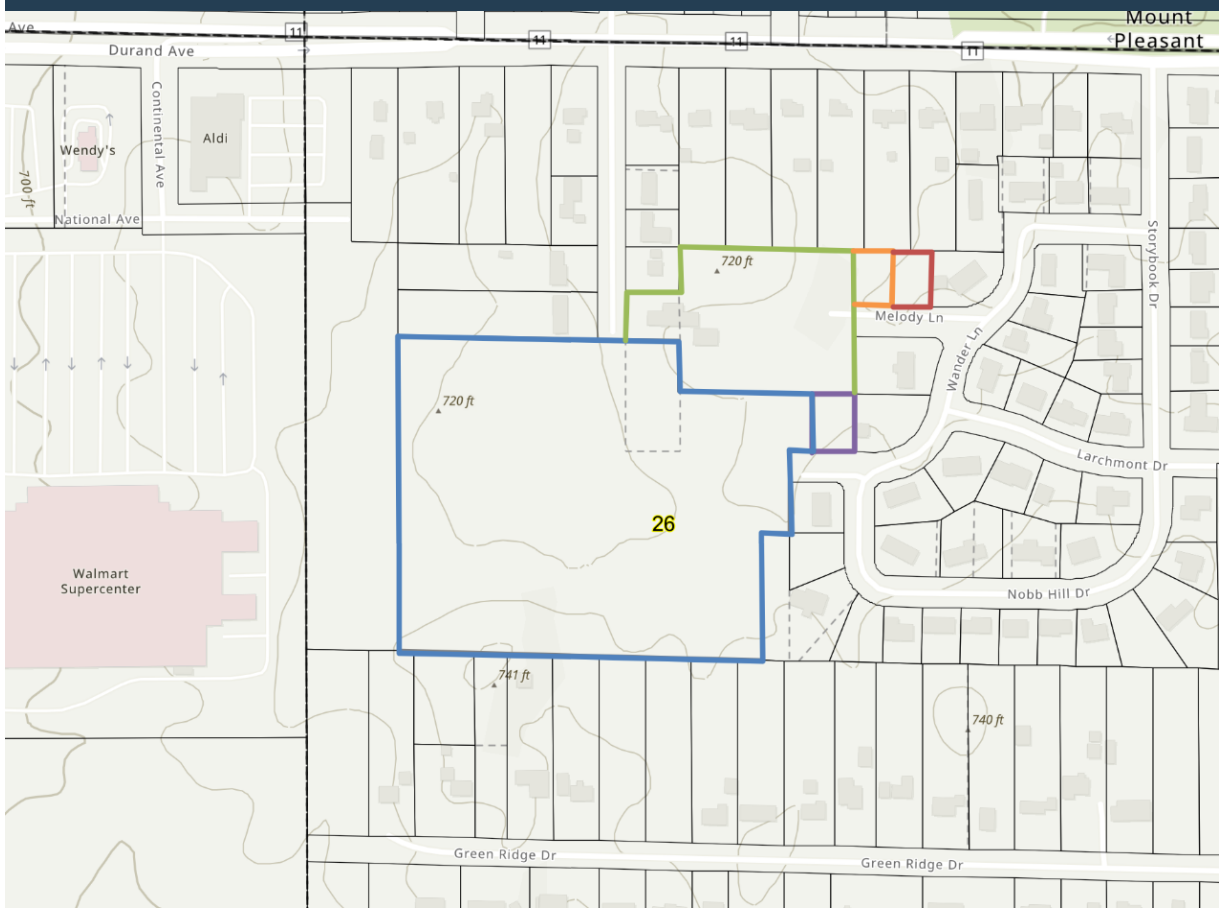
PARCEL LOCATION | RACINE COUNTY GIS



Correct parcel arrangement

The 12.410-acre tract is southwest of the homesite. The two Melody Lane lots are northeast of the homesite; the Wander Lane lot is along its southeast edge.

AREA CONTEXT



Parcel Summary

Parcel	Tax key / Location	Acres
1	151032226001010 3109 Cozy Acres Rd Residential	2.947
2	151032226001000 Cozy Acres Rd Agricultural land	12.410
3	151032226202000 Wander Ln Residential	0.260
4	151032226198000 Melody Ln Residential	0.230
5	151032226197000 Melody Ln Residential	0.230
TOTAL	5 tax parcels	**16.077**

Key Property Information

Owners
Jon Bechman & Jen Bechman

Municipality
Village of Mount Pleasant

County
Racine County

Total acreage
16.077 acres

2025 assessed value
$712,600

2025 full-pay taxes
$11,504.95

Parcel Highlights

- 5 tax parcels offered together
- 2.947-acre homesite with residence
- 12.410-acre agricultural parcel
- 0.260-acre parcel on Wander Lane
- Two 0.230-acre parcels on Melody Lane
- Privacy, open space and additional land potential

A Rare Opportunity in Mount Pleasant!

Source: supplied Racine County GIS images. Parcel lines are approximate, not a survey. Acreage, classifications, ownership and 2025 financial figures carried over from the original piece and require confirmation. Buyer to verify measurements, zoning, permitted uses, utilities, easements and property details with county and local authorities.