

REAL ESTATE AUCTION NOVEMBER 17, 2026



1 1233 W. FOND DU LAC STREET, RIPON

Wooded 15-acre parcel zoned Highway District with a single-family house featuring a semi-renovated three-bedroom apartment and a one-bedroom apartment. The first level of the home can be renovated for another apartment. Excellent visibility on Highway 23.

PREVIOUSLY VALUED UP TO \$500,000 • SUGGESTED OPENING BID \$275,000

Onsite Inspections: Saturday, October 17, 2026 • 11:30 a.m.-12:30 p.m.
Saturday, October 31, 2026 • 11:30 a.m.-12:30 p.m.
Saturday, November 14, 2026 • 11:30 a.m.-12:30 p.m.



2 320 STATE STREET, RIPON

6,600 SF two-level former church with a parking lot. Zoned R2, the property allows for two residential units or other permitted uses. It has a newer roof, gutters/downspouts, tankless hot water heater, and HVAC unit. There is an apartment on the main level and a sanctuary with two offices on the walk-up level.

PREVIOUSLY VALUED UP TO \$375,000 • SUGGESTED OPENING BID \$195,000

Onsite Inspections: Friday, October 16, 2026 • 12:00-1:00 p.m.
Friday, October 30, 2026 • 12:00-1:00 p.m.
Friday, November 13, 2026 • 12:00-1:00 p.m.

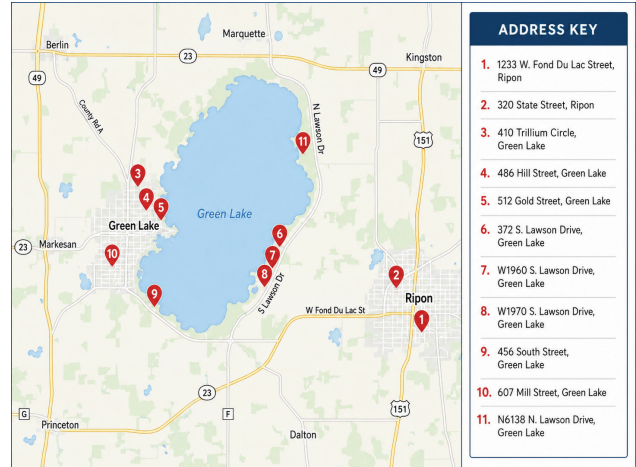


3 410 TRILLIUM CIRCLE, GREEN LAKE

15,000 SF one-story spa/salon with several upgrades. Currently operating as Elan Brio Spa and ranked No. 33 on the Spas of America Top 100 list. Includes large parking lot.

PREVIOUSLY VALUED UP TO \$2,850,000 • SUGGESTED OPENING BID \$1,725,000

Onsite Inspections: Friday, October 16, 2026 • 9:30-11:00 a.m.
Friday, October 30, 2026 • 9:30-11:00 a.m.
Friday, November 13, 2026 • 9:30-11:00 a.m.



Prospective buyers are invited to inspect the properties during the scheduled onsite viewing periods listed below. Onsite visits are also offered by appointment. Contact 312-440-2000.

All times are Central Time. Property numbers correspond to the property-location map.



4 486 HILL STREET, GREEN LAKE

35,000 SF three-story concrete building (former jail) that includes a parking lot across the street. The third floor is currently leased, and the property features offices, a commercial prep area/kitchen, and a bar. Excellent downtown location.

PREVIOUSLY VALUED UP TO \$7,500,000 • SUGGESTED OPENING BID \$1,250,000

Onsite Inspections: Thursday, October 15, 2026 • 12:00-2:00 p.m.
Thursday, October 29, 2026 • 12:00-2:00 p.m.
Thursday, November 12, 2026 • 12:00-2:00 p.m.



5 512 GOLD STREET, GREEN LAKE

Home of the famous Goose Blind restaurant/bar/banquet, this property has undergone significant renovations and upgrades and includes an adjacent parking lot.

PREVIOUSLY VALUED UP TO \$3,200,000 • SUGGESTED OPENING BID \$1,350,000

Onsite Inspections: Thursday, October 15, 2026 • 10:00-11:30 a.m.
Thursday, October 29, 2026 • 10:00-11:30 a.m.
Thursday, November 12, 2026 • 10:00-11:30 a.m.



*Subject to a 7.5% buyer's premium.

FOR INFORMATION CONTACT

Rick Levin & Associates, Inc. | since 1991 | 312.440.2000 | www.ricklevin.com

WISCONSIN CORPORATE AUCTION LICENSE #406-053 • IN CONJUNCTION WITH RICK LEVIN, LICENSED WISCONSIN AUCTIONEER #2582-52 & MASSART AUCTIONEERS, INC RWA#3

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6 372 S. LAWSON DRIVE, GREEN LAKE

Lakefront historic mansion. This property consists of two separate parcels: one with a garage and one with a seven-bedroom/seven-bathroom lakefront house/boathouse and formerly approved plans to replace the existing cottage with a two-story cottage. Awesome lake views.

PREVIOUSLY VALUED UP TO \$4,000,000 • SUGGESTED OPENING BID \$2,650,000

Onsite Inspections: Friday, October 16, 2026 • 1:30–3:00 p.m.
Friday, October 30, 2026 • 1:30–3:00 p.m.
Friday, November 13, 2026 • 1:30–3:00 p.m.



9 456 SOUTH STREET, GREEN LAKE

Located two blocks from downtown, this four-bedroom, 3.5-bath Victorian single-family home is sold fully furnished. It has recent upgrades, and the space above the garage has been roughed in for an office with a bathroom.

PREVIOUSLY VALUED UP TO \$825,000 • SUGGESTED OPENING BID \$495,000

Onsite Inspections: Saturday, October 17, 2026 • 1:00–2:00 p.m.
Saturday, October 31, 2026 • 1:00–2:00 p.m.
Saturday, November 14, 2026 • 1:00–2:00 p.m.



7 W1960 S. LAWSON DRIVE, GREEN LAKE

Sold with the motel below, this completely renovated two-unit duplex features two bedrooms, each with a kitchen, living room, bathroom, and large basement with washer/dryer in each unit and fenced side yards.

Onsite Inspections: Thursday, October 15, 2026 • 2:30–4:30 p.m.
Thursday, October 29, 2026 • 2:30–4:30 p.m.
Thursday, November 12, 2026 • 2:30–4:30 p.m.



10 607 MILL STREET, GREEN LAKE

This four-bedroom, two-bath Victorian single-family home has several recent upgrades and sits on an oversized corner lot. It also features an above-ground pool with a deck. Located just a short walk to downtown.

PREVIOUSLY VALUED UP TO \$475,000 • SUGGESTED OPENING BID \$315,000

Onsite Inspections: Saturday, October 17, 2026 • 2:30–3:30 p.m.
Saturday, October 31, 2026 • 2:30–3:30 p.m.
Saturday, November 14, 2026 • 2:30–3:30 p.m.



8 W1970 S. LAWSON DRIVE, GREEN LAKE

This highly renovated 17-room motel operates as the Green Lake Inn and includes a separate storage garage and shed, two new pickleball courts, a grill/picnic area, fire pits, a two-bedroom apartment and laundry facilities.

PREVIOUSLY VALUED UP TO \$2,900,000 • SUGGESTED OPENING BID \$1,150,000

Onsite Inspections: Thursday, October 15, 2026 • 2:30–4:30 p.m.
Thursday, October 29, 2026 • 2:30–4:30 p.m.
Thursday, November 12, 2026 • 2:30–4:30 p.m.



11 N6138 N. LAWSON DRIVE, GREEN LAKE

Updated three-bedroom, two-bath single-family home with newer appliances and roofs (main house and detached garage). The home sits on a large parcel close to downtown.

PREVIOUSLY VALUED UP TO \$385,000 • SUGGESTED OPENING BID \$250,000

Onsite Inspections: Saturday, October 17, 2026 • 10:00–11:00 a.m.
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Saturday, November 14, 2026 • 10:00–11:00 a.m.



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