02/22/2017 10:15 AM Page 1 of 2

Residential / Single Family 4608850 Closed 24 Sleepy Hollow Road Wolfeboro NH 03894 Price - List Price - Closed \$159,000 \$149,000

Date - Closed

1/25/2017



Year Built	1996		Rooms - Total	7
Style	Cape		Bedrooms - Total	3
			Baths - Total	2
Color			Baths - Full	2
Total Stories	2		Baths - 3/4	0
Zoning	SOUTH		Baths - 1/2	0
Taxes TBD	N		Baths - 1/4	0
Gross Taxes/Year	\$3,027.00 / 2015	2015	SqFt-Tot Finished	1,911
Lot Acres/SaFt	1.07 / 46.609		DOM	57

Unit/Lot #:

Directions From Downtown Wolfeboro; Take South Main st. towards Alton, turn onto Middleton Rd (located at Westons Autobody) right onto Sleepy Hollow, Take your first left house immediately on right

large 3+ bedroom cape style home, first floor bedroom, farmers porch, oversized 2 car garage, needs TLC sold as-is.

 	ICI	 _	_

Footprint Construction Status SqFt-Apx Fin AG/Source / Municipal Existing 1,911 Construction SqFt-Apx Fin BG/Source 0 / Municipal **Foundation** Concrete SqFt-Apx Unfn AG/Source 0 / Municipal **Exterior** Vinyl Siding / Measured SqFt-Apx Unfn BG/Source 910 Roof Shingle - Architectural SqFt-Apx Tot Below Grade Basement/Access Type Yes / Interior **SqFt-Apx Total Finished** 1,911 **Basement Description** SqFt-Apx Total 2,821 Mobile Make/Model Garage/Capacity / 2 **Mobile Serial Number** Yes **Garage Type** Detached **Mobile Anchor Garage Description Units Per Building**

ROOM TYPE DIMENSIONS LEVEL ROOM TYPE DIMENSIONS LEVEL

UTILITIES

Heating Hot Water

Heat Fuel Oil
Cooling None
Water Private
Sewer Private

Electric Circuit Breaker(s)

Services

Management Co/Phone

Fuel Company
Phone Company
Cable Company
Electric Company

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LOT / LOCATION Page 2 of 2 Devel/Subdiv NH-Carroll **ROW-Parcel Access** County **Water Body Access School - District** Governor Wentworth Regional **ROW-Length/Width Water Body Type School - Elementary** Carpenter Elementary **ROW to other Parcel Public Water Body Name** School - Middle/Jr Kingswood Regional Middle Roads **Water Frontage Lngth** School - High Kingswood Regional High Road Front/Length Yes / 500 **Mobile Park Name Water Restrictions** Surveyed/By Unknown **Condo Ltd Comm Area Condo Name Owned Land Common Land Acres** Building # **Units Per Building** Suitable Lot Level Area Use Desc Desc

FEATURES

Water Heater Off Boiler

Driveway Paved

Green Verification Progrm Green Verification Rating/Metric 1 **Green Verification Body Green Verification New Construction**

Green Verification Status/Year Green Verification URL

PUBLIC RECORDS Deed - Recorded Type Deeds - Total Deed Book/Page 3278 **/** 718 Foreclosure

Block Lot Map

SPAN # **Property ID Plan Survey Number** / 2015 **Assments - Special** Assment Amount/Year \$217,000 **Current Use** No

Tax Class Tax Rate Land Gains

DISCLOSURES

Fee/Fee Frequency Fee Includes Fee 2/Fee 2 Frequency Fee 2 Includes Fee 3/Fee 3 Frequency Fee 3 Includes **Listing Service Full Service** Sale Includes **PUD Items Excluded**

Comp Only/Type No / Negotiable Foreclsd/BankOwnd/REO Yes **Short Sale** No

Seasonal No Restrictions

Mobile Park Approval Mobile Co-Op **Mobile Must Move** Flood Zone Unknown Rented Rental Amount **Covenants** Unknown **Easements** Resort

Possession Documents Available

Timeshre/Fract Ownrshp? No T/F Ownrshp Amt/Type

Auctioneer - Responsible Auction Date/Time

Auctioneer License # **Auction Info Auctn Price Determnd By Financing**

PREPARED BY

Ken Perry - Cell: 603-387-2667 ken@OlderHomesNH.com

K A Perry Real Estate, LLC - Off: 603-569-1563

188 North Wolfeboro Road Wolfeboro NH 03894-4522



Auction



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24 Sleepy Hollow Road Wolfeboro NH 0389



















Listed by:

George Zavas

RE/MAX Professionals

24 Sleepy Hollow Road Wolfeboro NH 0389



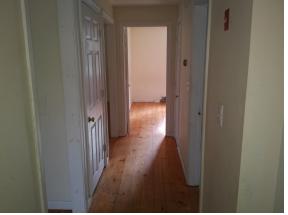
















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Prepared by: Ken Perry K A Perry Real Estate, LLC **Listed by:** George Zavas RE/MAX Professionals