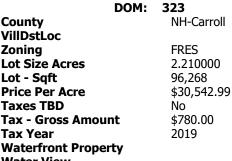
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Land 4786569 Closed





Listed: 11/25/20...

Closed: 11/5/2020

Yes 170

Yes

\$72,500

\$67,500

Water View

Water Body Access

NH 03816

Water Body Name

Water Body Type Water Frontage Length **Waterfront Property Rights Water Body Restrictions Road Frontage Road Frontage Length** Surveyed

Surveyed By

ROW - Parcel Access ROW - Length **ROW - Width ROW to other Parcel**

Total Lots Total Leases

Estimated Open Space %



Delayed Showing Date - Showings Begin

🥋 D

Directions From Wolfeboro take Route 109A toward Tuftonboro. Take a right onto Ledge Hill Road. Follow approximately 4 miles at the property is on the left, just past School House Rd. Property just beyond 182 Ledge Hill Rd. If you reach Mountain Rd. Route 171 you have gone about a mile too far.

Remarks - Public VIEW ~ Beautiful 2.210 Acre Lot in Low Tax Tuftonboro. NW views of the Ossipee Mountains and Westerly views toward Tenney Mountain, in Hebron, NH. This property has been surveyed and Test Pits done.

LOT/LOCATION

Development / Subdivision

Lot Description Sloping, View

Pole Number Permit Number Roads Paved

School - District Governor Wentworth Regional

School - Elementary School - Middle/Jr School - High

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UTILITIES

Utilities None **Water** None

Sewer Septic Design Available

Electric At Street

DISCLOSURES

Fee 2

Foreclosed/Bank-Owned/REO No **Monthly Lease Amount**

Flood Zone No Easements Yes Covenants No Resort No Financing-Current Financing-Possible Opt

Auction No Date - Auction Auction Time

Auctioneer - Responsible Auctioneer License Number Auction Price Determnd By

Items Excluded

PREPARED BY

Ken Perry

Cell: 603-387-2667 ken@olderhomesnh.com

My Office Info:

K A Perry Real Estate, LLC 188 North Wolfeboro Road

Wolfeboro NH 03894 Off: 603-569-1563 ken@OlderHomesNH.com





Ledge Hill Road



Proposed driveway site



Slopping lot with view of the Ossipee Mountains



Open Field



Looking back toward Ledge Hill Rd.





Driveway



2.210 Acres



Lower field open