

Land
4679335
Closed

Lot 8 Heritage Drive
Wolfeboro NH 03894

Unit/Lot #:

Price - List **\$34,900**
Price - Closed **\$34,000**
Date - Closed **6/6/2018**



Zoning Residential
Lot Acres/SqFt 0.750000 / 32,670
Price Per Acre
Taxes TBD N
Gross Taxes/Year \$866.00 / 2017
Flood Zone Unknown
Water Access Shared Private
Water Body Type Lake
Water Frontage Length 200
Water Restrictions
Current Use N
DOM 54

Road Frontage Yes
Road Frontage Length 155
Surveyed Yes
Surveyed By
Easements
Parcel Access ROW
ROW Length/Width /
ROW Other Parcel
Total Lots/Leases /
Exposure South
Estimated Open Space %
Land Gains

Directions From Downtown Wolfeboro - South Main Street, left onto Route 28 north, left onto Route 109A, right onto Beach Pond Road, left onto heritage Drive. Lot is on the corner. Subdivision Lot 8 AKA Lot 4 Town Tax Map.

For weekends or weeks on end come enjoy the 2 sandy beaches with kayak/canoe racks, tennis courts and docking area on Lower Beech Pond. Bring your home plans and start building because a 3 bedroom state approved septic plan goes with the sale. Proposed home site has been cleared but the lot has a wonderful border of trees offering great privacy.

Virtual Tours Property Panorama VT URL

LOT/LOCATION

Lot Description	Corner, Country Setting, Lake Access, Level,	Area Description	
County	Carroll	Devel/Subdiv	Hidden Valley Prop. Owners Assn.
Pole Number		Suitable Use	
Permit Status		Permit Number	
Roads	Paved, Private	Driveway	
Equipment			
Parking			
School-District	GovernorWe	School-Elementary	CarpenterE
School-Middle	Kingswood	School-High	KingswoodR

UTILITIES

Services		Management Co/Phone	
Water	Community	Fuel Company	
Sewer	Septic Design Available	Phone Company	Fairpoint
Electric	At Street	Cable Company	Metrocast
		Electric Company	Wolfeboro Electric

PUBLIC RECORDS

Recorded Type	Warranty	Deeds-Total		Book/Page	3003 / 393
Map	20	Block	0	Lot	4
SPAN #		Property ID		Plan Survey #	
Assmt Amt/Year	\$57,800 / 2017	Assmnts-Special		Tax Class	
Tax Rate	14.98				

DISCLOSURES

Fee/Frequency	\$375.00 / Yearly	Fee Includes	Plowing, Recreation
Fee 2/Frequency	/	Fee 2 Includes	
Fee 3/Frequency	/	Fee 3 Includes	

Monthly Lease Amt**Listing Service**

Full Service

Comp Only/Type

No

Covenants

Yes

Resort

Yes

Auction**Auctioneer - Responsible****Auctioneer License #****Auctn Price Determnd By**

Delayed Showing/Begin Date N /

Sale Includes**Items Excluded****Land Restrictions****Foreclsd/BankOwnd/REO** No**Shore Rights** Community, Lake Access, Nearby**Documents Available** Association Docs, Covenants, Deed, Property Disclosure, Septic**Possession** At Closing**Auction Date/Time** /**Auction Info****Financing****PREPARED BY****Ken Perry - Cell: 603-387-2667**

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188 North Wolfeboro Road

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08/04/2018

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Prep by: K A Perry Real Estate, LLC
Ken Perry

Listed by:

Steve Patriquin / Maxfield Real Estate/Wolfeboro