

Land
2794495
Closed

19TM Lyndsay Lane
Tuftonboro
Unit/Lot #

NH 03850

Listed: 8/15/2009
Closed: 3/30/2020
DOM: 3828
\$39,900
\$39,900



County NH-Carroll
VillDStLoc Melvin Village
Zoning Res'l
Lot Size Acres 3.380000
Lot - Sqft 147,233
Price Per Acre \$11,804.73
Taxes TBD No
Tax - Gross Amount \$496.00
Tax Year 2019
Waterfront Property
Water View
Water Body Access

Water Body Name

Water Body Type
Water Frontage Length
Waterfront Property Rights
Water Body Restrictions

Road Frontage Yes
Road Frontage Length 346
Surveyed Yes
Surveyed By

ROW - Parcel Access
ROW - Length
ROW - Width
ROW to other Parcel
Total Lots
Total Leases
OpenSpc % 10

Exposure South

Delayed Showing No
Date - Showings Begin

Directions Rte 109 to center of Melvin Village; at sign post, go up High St. 1/2 mile, R on County Rd. and quick L onto New Rd; <1 mile, L into Mountain Shadows. Straight in (slowly) to 2nd L (past pond) onto Lindsay Ln. Lot on left just before cul de sac.

Remarks - Public Level 3+ ACRE building site in peaceful premier Tuftonboro development of both established and newly-built quality homes. Only one+ mile to public beach & public boat launch on Lake Winnepesaukee in delightful Melvin Village. Tax-friendly Tuftonboro, home of national award winning K-6 school. 15 minutes north of Wolfeboro.

LOT/LOCATION

Development / Subdivision Mountain Shadows

Lot Description Level, Wooded

Pole Number
Permit Number
Roads

Association, Cul-de-Sac, Gravel, Private

Area Description Rural

School - District Governor Wentworth Regional
School - Elementary Tuftonboro Central School
School - Middle/Jr Kingswood Regional Middle
School - High Kingswood Regional High School

Suitable Use Residential

UTILITIES

Utilities None
Water On-Site Well Needed
Sewer On-Site Septic Needed
Electric Other

Fuel Company
Electric Company NH Elec Co-op
Cable Company Spectrum
Phone Company Consolidated Communicat'n

PUBLIC RECORDS

Deed - Recorded Type Warranty
Deeds - Total
Deed - Book 1076
Deed - Page 186
Plan Survey Number PB82/Pg80
Property ID

Map 003
Block 001
Lot 019
SPAN#

Tax Class
Tax Rate 10.77
Current Use No
Land Gains
Assessment Amount \$52,400
Assessment Year 2019
Assessments - Special

DISCLOSURES

Fee 2
Fee 3

Foreclosed/Bank-Owned/REO No **Flood Zone** Unknown
Monthly Lease Amount **Easements**
Covenants Yes
Resort No

Financing-Current
Financing-Possible Opt

Auction No
Date - Auction
Auction Time

Items Excluded

Land Restrictions Deed, Further Subdivision

Auctioneer - Responsible
Auctioneer License Number
Auction Price Determined By

PREPARED BY

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Listed by:

Ken Perry / K A Perry Real Estate, LLC

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