


Residential 4217380 Closed		16 King Street Wolfeboro, New Hampshire 03894		L \$189,900 C \$175,000 <input type="checkbox"/>						
		Zoning: Residential Year Built: 1930 Color: tan Gross Taxes: \$ 2,102.00 Taxes TBD: No Tax Year: 2012 Monthly Assoc.\$: \$ Lot Acre: .25 Lot SqFt: 10,890. Common Land Acres: Road Frontage: Yes/ 91		Rooms: 5 Bedrooms: 2 Total Baths: 2 Full: 1 3/4 Baths: 1 1/2 Baths: 0 Garage Capacity: 1 Garage Type: Attached Total Fin SqFt: 1,236 Apx Fin Above Grd: 1,236 Apx Fin Below Grd: 0 Apx Ttl Below Grd: 0 Foot Print: 38 x 24 +/- Flood Zone: Unknown Style: Bungalow , New Englander						
Water Body Type: Water Body Name:		Water Body Restr.: Current/Land Use: No		Surveyed: Unknown Seasonal: No Land Gains: Owned Land:						
Parcel Access ROW: No		ROW for other Parcel:		ROW Width:						
ROW Length:										
Public Rems: Re-built/up-dated in 2011, this most comfortable home on a tucked-away street offers a sunset-filled & private backyard, "attached" garage w/interior stairs to great storage above, Energy-Efficiency, & Affordability. -The Kitchen, Living & Dining rooms each "open" into to the other, allowing for today's casual family living. -With the well-applianced & spacious eat-in kitchen, 1st floor full-bath, ample closets, new hardwood flooring, and lots of light (also affording natural cross ventilation in summer) from the new windows, each w/high-quality Hunter Douglass blinds ...any potential Buyer definitely needs to step inside this home, from the "restful" porch. -The new Staircase leads to the Master Bedroom w/vaulted ceiling & fan, the adjacent 3/4 bath, and 2nd Bedroom; each also with lots of natural light, cross-ventilation, and quality window (& bath) treatments included.										
Directions: Only a 5-minute walk to Wolfeboro's Historic Downtown, on Lake Winnepesaukee. From The Bridge in Downtown, continue N on North Main Street (a/k/a/ NH Rte 109N) one block to R onto Mill Street; at Stop sign, R onto Bay Street; 1st L onto King Street to 3rd home on Left, at RE Sign.										
ROOM	DIMS	LEVEL	ROOM	DIMS	LEVEL	FLOOR	BR	FB	3/4	1/2
Living Rm	14 x 13	1	Master BR	13 x 11	2	1st		1		
Kitchen	21 x 15	1	2nd BR	10 x 9	2	2nd	2		1	
Dining Rm	20 x 9	1	3rd BR			3rd				
Family Rm			4th BR			4th				
Office/Study			5th BR			Bsmt				
Utility Rm			Den							
Assoc Amenities:						Possession: At Closing , To Be Agreed				
Interior Feat.: 2nd Floor Laundry , Blinds , Cable , Cable Internet , Ceiling Fan , Draperies , Eat-in Kitchen , Island , Kitchen/Dining , Kitchen/Family , Kitchen/Living , Living Room , Smoke Det-Hdwired w/Batt										
Exterior Feat.: Patio , Porch-Covered , Window Screens										
Basement: Full , Gravel , Interior Stairs , Unfinished , Walk Out , Concrete										
Equip./Appl.: Cook Top-Electric , Dishwasher , Dryer , Kitchen Island , Range-Electric , Refrigerator , Smoke Detector , Washer , Window Treatment										
Driveway: Paved						Electric: 100 Amp , Circuit Breaker(s)				
Construction: Existing , Wood Frame						Exterior: Clapboard , Wood				
Financing:						Foundation: Brick , Concrete , Stone				
Floors: Carpet , Hardwood , Vinyl						Heating/Cool: Baseboard , Hot Water , Multi Zone				
Garage/Park: 3 Parking Spaces , Attached , Auto Open						Lot Desc: Level , Village				
Heat Fuel: Oil						Occ. Restrictions:				
Roads: Public , Paved						Roof: Shingle-Architectural				
Sewer: Public						Water: Public				
Suitable Land Use:						Water Heater: Off Boiler				
Fee Includes:						Building Certs:				
Disability: 1st Floor Full Bathrm , 1st Flr Hard Surface Flr.						Docs Available: Deed , Plot Plan , Town Permit				
Negotiable:										
Excl Sale: Chandelier Over DR Table.										
Tax Rate: \$12.64		Assmt:		Assmt Yr:						
Tax Class:		Source SqFt: Municipal		County: Carroll						
Covenant: No		Book/Pg: 2962/ 0585		Plan/Survey:						
Recorded Deed: Warranty		Property ID:		Tax ID No. (SPAN# VT):						
Map/Blck/Lot: 203/ / 036		Const. Status: Existing		Home Energy Rated Index Score:						
Devel/Subdiv:		High Sch: Kingswood Regional High School		Jr./Mid Sch: Kingswood Regional Middle						
District: Governor Wentworth Regional		Cable: MetroCast		Electric Co: Wolfeboro Municipal						
Elem Sch: Carpenter Elementary		Phone Co: FairPoint		Resort:						
Fuel Co:		# Weeks:		Timeshare %:						
Timeshare/Fract. Ownrshp: No										
Closed Date: 05/23/2013		DOM/DUC: 66 / 29		Foreclosed Bank-Owned REO: No						
PREPARED BY										



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