



Customer Display

Residential		6 Chipmunk Lane				L\$299,900						
2757974 Active		Tuftonboro, New Hampshire 03816										
	Style:	1 Story , Cottage/Camp		Rooms:	5							
	Year Built:	1957		Bedrooms:	2							
	Color:	Brown		Total Baths:	1							
	Taxes:	\$ 2,578.00		Full:	0							
	Taxes TBD:	No		3/4 Baths:	1							
	Tax Year:	2007		1/2 Baths:	0							
	Monthly Assoc.\$:	\$		Garage Capacity:	0							
	Lot Acre:	1.00		Garage Type:	None							
	Lot SqFt:	43,560		Total Fin SqFt:	576							
	Road Frontage:			Apx Fin Above Grd:	576							
	Water Frontage:	112		Apx Fin Below Grd:	0							
	Water Acc Type:	Owned		Foot Print:	18 x 32							
Zoning:	Lakefront											
Water Body Type:	Lake		Water Body Restr.:	No		Surveyed:	Unknown					
Water Body Name:	Mirror		Current Use:	No		Flood Zone:	Unknown					
Seasonal:					Owned Land:		Yes					
Public Rems:	PRICE REDUCED \$50,000! Quiet & tranquil just describes this 2BR/1BA waterfront cottage w/112' of frontage on Mirror Lake. Deck, screen porch, wood fireplace w/wood stove, propane heat, partially insulated, dock, private location, mountain views, 1 mi. to boat launch on Winnepesaukee. 5 mil. to Wolfeboro. Recent roof. Sold furnished.											
Directions:	Rt 109 West from Wolfeboro for 4 miles. Right on Oak Hill Road. Follow for 0.2 miles. Take hard right on to Chipmunk Ln. Property on left. Look for sign.											
APPROXIMATE ROOM DIMENSIONS												
ROOM	DIMS	BASEMENT	1ST FL	2ND FL	3RD FL	ROOM	DIMS	BASEMENT	1ST FL	2ND FL	3RD FL	
Full Bath						1/2 Bath						
3/4 Bath			1			Den						
Dining Rm						Family Rm						
Kitchen			1			Living Rm			1			
Master BR			1			2nd BR			1			
3rd BR						4th BR						
Other Rm 1			1			Other Rm 2						
Other Rm 3												
FEATURES												
Amenities:	Boat Slip/Dock , Deck , Fireplace-Wood , Screen Porch											
Basement:	Crawl Space , None											
Construction:	Wood Frame											
Driveway:	Dirt											
Appliances:	Refrigerator					Electric:	Fuses					
Financing:						Exterior:	Wood					
Garage/Park:						Foundation:	Post/Piers					
Heat Fuel:	Gas-Lp/Bottle , Wood					Heating/Cool:	Hot Air , In Floor , Stove					
Negotiable:						Lot Desc:	Sloping , View , Water View , Waterfront , Wooded , Wooded Setting					
Roads:	Dead End , Paved , Private					Restrictions:						
Sewer:	Leach Field , Private , Septic					Roof:	Shingle-Asphalt					
Fee Includes:						Water:	Other					
Water Heater:						Water Heater:	Gas					
Book/Pg:	2025/ 727		Tax Rate:	\$		Tax Class:			Tax Reduct:	No		
Elderly:	No		Veteran:	No		Other:	No		Map/Blck/Lot:	52/ 1/ 8		
Covenant:	Unknown		Assmt:	\$ 364,200.00		Assmt Yr:			Deed:	Warranty		
Elem Sch:	Tuftonboro Central School		Jr./Mid Sch:	Kingswood Regional Middle		High Sch:	Kingswood Regional High School		District:	Governor Wentworth Regional		
County:	Carroll		New Const:	No		Source SqFt:	Muni		Closed Date:			
Excl Sale:			Devel/Subdiv:			Village/District:						
PREPARED BY												
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