



<b>Zoning:</b>	Residential	<b>Rooms:</b>	5
<b>Year Built:</b>	1928	<b>Bedrooms:</b>	2
<b>Color:</b>	Gray	<b>Total Baths:</b>	2
<b>Taxes:</b>	\$ 2,838.00	<b>Full:</b>	1
<b>Taxes TBD:</b>	No	<b>3/4 Baths:</b>	1
<b>Tax Year:</b>	2009	<b>1/2 Baths:</b>	0
<b>Monthly Assoc.\$:</b>	\$0	<b>Garage Capacity:</b>	1
<b>Lot Acre:</b>	.90	<b>Garage Type:</b>	Detached
<b>Lot SqFt:</b>	39,204	<b>Total Fin SqFt:</b>	1,172
<b>Common Land Acres:</b>		<b>Apx Fin Above Grd:</b>	1,172
<b>Road Frontage:</b>	Unknown420	<b>Apx Fin Below Grd:</b>	0
<b>Water Frontage:</b>	0	<b>Foot Print:</b>	32x24
<b>Water Acc Type:</b>		<b>Flood Zone:</b>	No
<b># of Stories:</b>	1 1/2	<b>Style:</b>	Farmhouse

<b>Water Body Type:</b>	<b>Water Body Restr.:</b>	<b>Surveyed:</b>	No	<b>Seasonal:</b>	No
<b>Water Body Name:</b>	<b>Current/Land Use:</b>	<b>Land Gains:</b>	No	<b>Owned Land:</b>	No

<b>Parcel Access ROW:</b>	<b>ROW for other Parcel:</b>	<b>ROW Width:</b>	<b>ROW Length:</b>
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**Public Rems:** Charming Hancock Farmhouse near village. House is move-in ready. Great as a starter or for retirement.  
**Directions:** From Village turn right on 123 S, then bear left on Forest Rd. House is 2nd on right.

ROOM	DIMS	LEVEL	ROOM	DIMS	LEVEL	FLOOR	BR	FB	3/4	1/2
Living Rm	13.6 x 16	1	Master BR	13 x 11.2	2	1st	0	0	1	0
Kitchen	12 x 10.5	1	2nd BR	10 x 8.2	2	2nd	2	1	0	0
Dining Rm	11.7 x 11	1	3rd BR			3rd	0	0	0	0
Family Rm			4th BR			4th				
Office/Study			5th BR			Bsmt	0	0	0	0
Utility Rm			Den							
Other Rm 1			Full Bath		2					
Other Rm 2			3/4 Bath		1					
Other Rm 3			1/2 Bath							

**Assoc Amenities:** **Possession:**  
**Interior Feat.:** 1st Floor Laundry , Ceiling Fan , Dining Area , DSL , Skylight , Smoke Det-Battery Powered , Wood Stove  
**Exterior Feat.:** Deck , Satellite  
**Basement:** Bulkhead , Crawl Space , Partial , Slab  
**Equip/Apppl.:** Dryer , Range-Gas , Refrigerator , Satellite Dish , Smoke Detector , Washer , Wood Stove  
**Driveway:** Dirt , Paved **Electric:** 200 Amp , Circuit Breaker(s)  
**Construction:** Wood Frame **Exterior:** Wood  
**Financing:** **Foundation:** Stone  
**Floors:** **Heating/Cool:** Baseboard , Hot Air  
**Garage/Park:** 5 Parking Spaces , Barn , Detached , Rec Vehicle , Storage **Lot Desc:** Fenced , Level , Wooded Setting  
**Heat Fuel:** Oil , Wood **Occ. Restrictions:**  
**Roads:** Public **Roof:** Shingle-Asphalt  
**Sewer:** 1000 Gallon , Concrete , Leach Field , Septic **Water:** Drilled Well , Private  
**Suitable Land Use:**  
**Fee Includes:** **Water Heater:** Electric  
**Disability:** **Building Certs:**  
**Negotiable:** **Docs Available:**  
**Excl Sale:** Gazebo & Hot Tub

<b>Tax Rate:</b> \$18.15	<b>Assmt:</b> \$156,400.00	<b>Assmt Yr:</b> 2006
<b>Tax Class:</b>	<b>Unadjusted Taxes:</b>	<b>Tax Reduct:</b> No
<b>Elderly:</b> No	<b>Veteran:</b> No	<b>Other:</b> No
<b>Covenant:</b> No	<b>Source SqFt:</b>	<b>County:</b> Hillsborough
<b>Recorded Deed:</b> Warranty	<b>Book/Pg:</b> 5721/ 1323	<b>Plan/Survey:</b>
<b>Map/Blck/Lot:</b> U-71/ 33	<b>Property ID:</b>	<b>SPAN # (VT):</b> --
<b>Devel/Subdiv:</b>	<b>Const. Status:</b> Existing	<b>Home Energy Rating Index:</b>
<b>District:</b> Contoocook Valley	<b>High Sch:</b> Conval Regional High School	<b>Jr./Mid Sch:</b> Great Brook School
<b>Elem Sch:</b> Hancock Elem School	<b>Cable:</b>	<b>Electric Co:</b>
<b>Fuel Co:</b>	<b>Phone Co:</b>	<b>Resort:</b>
<b>Timeshare/Fract. Ownrshp:</b>	<b># Weeks:</b>	<b>Timeshare %:</b>
<b>Auction:</b>		
<b>Auction \$ Det. By:</b>	<b>DOM:</b> 51	

**PREPARED BY**



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