

Residential  
4069845 Active

246 Durrell Mtn. Rd  
Belmont, New Hampshire 03220



L \$199,900



<b>Zoning:</b>	RESIDENTIAL	<b>Rooms:</b>	9
<b>Year Built:</b>	1988	<b>Bedrooms:</b>	3
<b>Color:</b>	Brown	<b>Total Baths:</b>	2
<b>Taxes:</b>	\$ 5,875.00	<b>Full:</b>	1
<b>Taxes TBD:</b>	No	<b>3/4 Baths:</b>	1
<b>Tax Year:</b>	2011	<b>1/2 Baths:</b>	0
<b>Monthly Assoc.\$:</b>	\$	<b>Garage Capacity:</b>	4
<b>Lot Acre:</b>	3.74	<b>Garage Type:</b>	Attached
<b>Lot SqFt:</b>	162,914	<b>Total Fin SqFt:</b>	2,036
<b>Common Land Acres:</b>		<b>Apx Fin Above Grd:</b>	2,036
<b>Road Frontage:</b>	Yes/ 205	<b>Apx Fin Below Grd:</b>	0
<b>Water Frontage:</b>		<b>Foot Print:</b>	36x28
<b>Water Acc Type:</b>		<b>Flood Zone:</b>	Unknown
<b># of Stories:</b>	2	<b>Style:</b>	Cape

<b>Water Body Type:</b>	<b>Water Body Restr.:</b>	<b>Surveyed:</b> Yes	<b>Seasonal:</b> Yes
<b>Water Body Name:</b>	<b>Current/Land Use:</b>	<b>Land Gains:</b>	<b>Owned Land:</b>

<b>Parcel Access ROW:</b>	<b>ROW for other Parcel:</b>	<b>ROW Width:</b>	<b>ROW Length:</b>
<b>Public Rems:</b> STEAL THIS HOUSE AND MAKE IT YOUR HOME!! PRICED WELL BELOW COMPARABLE PROPERTIES! COUNTRY CAPE W/ATTACHED DIRECT ENTRY 2 STALL GARAGE PLUS DETACHED TWO STORY TWO STALL BARN. THREE BEDROOMS, STONE FIREPLACE IN LIVING ROOM, MASTER BEDROOM W/BATH AND WHIRLPOOL TUB, ALL ON 3.74 ACRES. PROPERTY UNDER CONTRACT AVAILABLE FOR SALE BY ASSIGNMENT. BROKER INTEREST			

**Directions:** From Laconia. South on Rt 107, into Belmont, Left turn onto Durrell Mtn. Rd, 1 1/2 miles, house on right, #246

ROOM	DIMS	LEVEL	ROOM	DIMS	LEVEL	FLOOR	BR	FB	3/4	1/2
Living Rm	16X15	1	Master BR	23X13	2	1st	1	0	1	0
Kitchen	14X12	1	2nd BR	11X11	2	2nd	2	1	0	0
Dining Rm	13X13	1	3rd BR	13X12	1	3rd	0	0	0	0
Family Rm	16X15	1	4th BR			4th				
Office/Study			5th BR			Bsmt	0	0	0	0
Utility Rm			Den	16X13	B					
Other Rm 1	16X8	B	Other Rm 3							
Other Rm 2										

<b>Assoc Amenities:</b>	<b>Possession:</b>
<b>Interior Feat.:</b> 1st Floor Laundry , Cable , Cathedral Ceilings , Ceiling Fan , Eat-in Kitchen , Fireplace-Wood , Laundry Hook-ups , Master BR with BA , Skylight	
<b>Exterior Feat.:</b> Deck , Out Building , Porch	
<b>Basement:</b> Bulkhead , Full	
<b>Equip./Appl.:</b> Central Vacuum , Dishwasher , Kitchen Island , Range-Electric	
<b>Driveway:</b> Gravel	<b>Electric:</b> 200 Amp , Circuit Breaker(s)
<b>Construction:</b> Wood Frame	<b>Exterior:</b> Clapboard , Wood
<b>Financing:</b>	<b>Foundation:</b> Concrete
<b>Floors:</b>	<b>Heating/Cool:</b> Baseboard , In Floor , Radiant
<b>Garage/Park:</b> Attached , Barn , Carport , Detached , Direct Entry , Finished , Heated , Storage Above	<b>Lot Desc:</b> Level , Sloping
<b>Heat Fuel:</b> Gas-LP/Bottle , Oil	<b>Occ. Restrictions:</b>
<b>Roads:</b> Public	<b>Roof:</b> Shingle-Asphalt , Shingle-Other
<b>Sewer:</b> 1000 Gallon , Leach Field , Private	<b>Water:</b> Drilled Well , Private
<b>Suitable Land Use:</b>	<b>Water Heater:</b> Off Boiler , Oil
<b>Fee Includes:</b>	<b>Building Certs:</b>
<b>Disability:</b>	<b>Docs Available:</b>
<b>Negotiable:</b>	
<b>Excl Sale:</b>	

<b>Tax Rate:</b> \$19.69	<b>Assmt:</b> \$298,400.00	<b>Assmt Yr:</b> 2011
<b>Tax Class:</b>	<b>Unadjusted Taxes:</b>	<b>Tax Reduct:</b> No
<b>Elderly:</b>	<b>Veteran:</b>	<b>Other:</b>
<b>Covenant:</b> No	<b>Source SqFt:</b>	<b>County:</b> Belknap
<b>Recorded Deed:</b> Quit Claim	<b>Book/Pg:</b> 2005/ 0301	<b>Plan/Survey:</b>
<b>Map/Bick/Lot:</b> 212/ / 055	<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>	<b>High Sch:</b> Belmont High School	<b>Jr./Mid Sch:</b> Belmont Middle School
<b>Elem Sch:</b> Belmont Elementary	<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>

**Auction:** DOM: 15

PREPARED BY

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