

**Residential**  
**4022697 Closed**

**28 Dale Rd**  
**Meredith, New Hampshire 03253**



**L \$1,595,000**  
**C \$1,450,000**



<b>Zoning:</b>	SFR Waterfront	<b>Rooms:</b>	9
<b>Year Built:</b>	2003	<b>Bedrooms:</b>	3
<b>Color:</b>	Natural	<b>Total Baths:</b>	4
<b>Taxes:</b>	\$ 18,663.68	<b>Full:</b>	2
<b>Taxes TBD:</b>	No	<b>3/4 Baths:</b>	1
<b>Tax Year:</b>	2010	<b>1/2 Baths:</b>	1
<b>Monthly Assoc.\$:</b>	\$	<b>Garage Capacity</b>	2
<b>Lot Acre:</b>	1.21	<b>Garage Type:</b>	Attached
<b>Lot SqFt:</b>	52,708	<b>Total Fin SqFt:</b>	4,773
<b>Common Land Acres:</b>		<b>Apx Fin Above Grd:</b>	3,435
<b>Road Frontage:</b>	Yes/ 170	<b>Apx Fin Below Grd:</b>	1,338
<b>Water Frontage:</b>	200	<b>Apx Ttl Below Grd:</b>	
<b>Water Acc Type:</b>	Owned	<b>Foot Print:</b>	
<b># of Stories:</b>	1 3/4	<b>Flood Zone:</b>	Unknown
<b>Basement:</b>	Yes /	<b>Style:</b>	Adirondack , Log

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

<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:** Beautiful Skiffington home in a peaceful setting on 200ft of valuable Winnepesaukee frontage. Deepwater docking and walk-in or dive in swimming, on a nicely landscaped level lot. Casual elegance describes this Adirondack style home in a protected cove with easy access to the main Lake. Beautiful views of the Belknap Mountains from the dock which has great deep water. Easy comfortable interior floor plan, open, airy, first floor master, screened porch, plenty of Bedrooms and Baths for a large group. Gourmet kitchen, soaring stone fireplace in livingroom plus much more.

**Directions:** Route 25 to Pleasant St to Meredith Neck to Old Hubbard to Dale property on the left

ROOM	DIMS	LEVEL	ROOM	DIMS	LEVEL	FLOOR	BR	FB	3/4	1/2
Living Rm	17 x 17	1	Master BR	15 x 19	1	1st	1	2		
Kitchen	15 x 17	1	2nd BR	14 x 12	2	2nd	2		1	
Dining Rm	15 x 19	1	3rd BR	17 x 11	2	3rd				
Family Rm	24 x 13	B	4th BR			4th				
Office/Study	11 x 12	1	5th BR			Bsmt				1
Utility Rm		B	Den	14 x 12	B					
Other Rm 1	Loft 11 x 12	2	Other Rm 3							
Other Rm 2	Laundry 9 x 16	1								

**Assoc Amenities:**

**Interior Feat.:** Family Room , Natural Woodwork

**Exterior Feat.:** Boat/Slip Dock , Deck , Porch

**Basement:** Finished , Full

**Equip./Appl.:** Dishwasher , Kitchen Island , Range-Electric , Refrigerator

**Driveway:** Paved

**Construction:** Log Home , Post and Beam , Wood Frame

**Financing:**

**Floors:** Carpet , Ceramic Tile , Hardwood

**Garage/Park:** Attached , Direct Entry

**Heat Fuel:** Gas-LP/Bottle

**Roads:** Cul-de-Sac , Public

**Sewer:** Septic

**Suitable Land Use:**

**Fee Includes:**

**Disability:**

**Negotiable:**

**Excl Sale:**

**Tax Rate:** \$12.80

**Tax Class:**

**Elderly:**

**Covenant:** Yes

**Recorded Deed:** Warranty

**Map/Blck/Lot:** U28/ / 20

**Devel/Subdiv:**

**District:**

**Elem Sch:** Inter-Lakes Elementary

**Fuel Co:**

**Timeshare/Fract. Ownrshp:**

**Assmt:** \$1,458,100.00

**Unadjusted Taxes:**

**Veteran:**

**Source SqFt:**

**Book/Pg:** 1873/ 27

**Property ID:**

**Const. Status:** Existing

**High Sch:** Inter-Lakes High School

**Cable:**

**Phone Co:**

**# Weeks:**

**Possession:**

**Electric:** 200 Amp , Circuit Breaker(s)

**Exterior:** Log Siding , Shingle , Wood

**Foundation:** Concrete

**Heating/Cool:** Hot Air

**Lot Desc:** Water View , Waterfront

**Occ. Restrictions:**

**Roof:** Shingle-Asphalt

**Water:** Drilled Well

**Water Heater:** Electric , Gas-Lp/Bottle

**Building Certs:**

**Docs Available:**

**Closed Date:** 11/10/2011

**DOM/DUC:** 407

**PREPARED BY**

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[www.lakesregionhome.com](http://www.lakesregionhome.com)

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**Selected Criteria**

State:New H

SubType:Resid

ActSt:Clo

SellDt:11/01/2011 - 11/30/2011

WtrBody:winnepesaukee

WaterAcc:Own