

**63 Upper Trask Mountain Road**

**Wolfeboro, New Hampshire 03894**

**L\$549,900**

**Active Residential 2830225**

Outstanding c1987 family home with tasteful 2003 addition, including attached 3-car garage & large screened porch. Three bedrooms, 2.5 baths, large Master Suite, very private sun-filled deck, and detached shed. VIEW of Green & White Mountains. Sun-filled Privacy ensured on your own 5 ACRES of lawn/pasture (ideal for horses) & wooded perimeter.

**Directions:**

Rte 28N; 7 mi. from Downtown, take R onto No. Wolfeboro Rd.; up 1 mi. to Dimon's Corner; turn L & go 1 mi. up to top of Trask Mtn Rd; L onto paved Upper Trask; home is sited up above left side of cul-de-sac. Quality 11-lot subdivision on 125 acres. Horse friendly location.



**Taxes: \$6,289.00 Taxes TBD: No Tax Year: 2009 Monthly Assoc.\$: Condo Assoc Fees:**

<b>Style:</b>	Farmhouse , Saltbox	<b>Year Built:</b>	1987	<b>Lot Acre:</b>	5.00
<b>Bedrooms:</b>	3	<b>Total Fin SqFt:</b>	2,432	<b>Book/Pg:</b>	1974/ 003
<b>Total Baths:</b>	3	<b>Apx Fin Above Grd:</b>	2,432	<b>Lot SqFt:</b>	217,800
<b>1/2 Baths:</b>	1	<b>Construction:</b>	Wood Frame	<b>Seasonal:</b>	No
<b>3/4 Baths:</b>	0	<b>Exterior:</b>	Clapboard , Wood	<b>Zoning:</b>	Res'l in AgZone
<b>Basement:</b>	Daylight , Full , Storage Space , Unfinished , Walk Out	<b>Water:</b>	Drilled Well , Private	<b>Flood Zone:</b>	No
<b>Foundation:</b>	Concrete	<b>Sewer:</b>	1000 Gallon , Concrete , Leach Field , Private	<b>Road Frontage:</b>	Yes/ 351
<b>Roof:</b>	Shingle-Asphalt	<b>Electric:</b>	200 Amp , Circuit Breaker(s) , Wired for Generator	<b>Water Frontage:</b>	
<b>Heating/Cool:</b>	Hot Air	<b>Driveway:</b>	Gravel , Paved	<b>Water Body Name:</b>	
<b>Heat Fuel:</b>	Gas-LP/Bottle	<b>Garage/Park:</b>	3 Parking Spaces , Attached , Auto Open , Direct Entry , Storage Above	<b>Roads:</b>	Cul-de-Sac , Public
<b>Water Heater:</b>	Gas-Natural , Tankless	<b>Garage Capacity:</b>	3	<b>Water Body Restri.:</b>	

ROOM	DIMS	LEVEL	ROOM	DIMS	LEVEL	FLOOR	BR	FB	3/4	1/2
Living Rm	20 x 13	1	Master BR	22 x 15	2	1st	0	0	0	1
Kitchen	20 x 12	1	2nd BR	14 x 10	2	2nd	3	2	0	0
Dining Rm			3rd BR	14 x 9	2	3rd	0	0	0	0
Family Rm	19 x 16	1	4th BR			4th				
Office/Study			5th BR			Bsmt	0	0	0	0
Utility Rm			Den	18 x 11	1					
Other Rm 1			Full Bath	11x6; 14x	2					
Other Rm 2			3/4 Bath							
Other Rm 3			1/2 Bath	10 x 5	1					

**Amenities:** Dishwasher , Dryer , Range-Electric , Refrigerator , Washer , Window Treatment , Wood Stove  
**Appliances:**  
**Restrictions:**  
**Negotiable:**

**Disability:**

**Elem Sch:** Carpenter Elementary

**Jr./Mid Sch:** Kingswood Regional Middle

**High Sch:** Kingswood Regional High School

**Closed Date:** **DOM:**

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**PREPARED BY**



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