09/03/2024	12:56 PM				Page 1 of 2
Residential 5002028 Closed	Single Family	98 Gowing Road Hudson Unit/Lot #	NH 03051 C	sted: 6/24/2024 losed: 7/19/2024 OM: 4	\$619,900 \$620,000
			County Village/Dist/Locale Year Built Architectural Style Color Taxes TBD Tax Annual Amount Tax Year Rooms - Total Bedrooms - Total Bedrooms - Total Baths - Total Baths - Full Baths - 3/4 Baths - 1/2 SqFt-Apx Fin Above O SqFt-Apx Fin Below O SqFt-Apx Total Finish Lot Size Acress Lot - Sqft Date - Initial Showin	Grade 0 hed 1,948 1.05 45,738	

Property Panorama VTour

M 62 **Directions** US 3N, Exit 88 towards Tyngsboro, merge onto Westford Rd, Left on MA 3A-N, Left on MA 3A-E, Contonur on River Rd, Right on Winslow Farm Rd, continue on Pine Rd, continue on Sanders Rd, Continue on Gowing Rd, Home on left.

Remarks - Public Welcome to 98 Gowing Road! Embrace nature in this meticulously maintained 3-bedroom, 1.5-bath colonial home boasting stunning Brazilian/Oak hardwood floors and an oversized 2-car garage. This home has only had one owner and is nestled against the serene Gumpas Pond Conservation Area and its picturesque trails, this home offers the perfect blend of comfort and outdoor beauty in a neighborhood setting. Enjoy spacious living areas and a private backyard retreat ideal for relaxing or entertaining. Showings to start at Open House on Thursday, 6/27/24 5p-7p.

STRUCTURE									
Construction Status Existing Estimated Completi Construction Materials Wood Frame, Vinyl Siding Foundation Concrete Basement Yes Basement Access Type Interior			List \$/SqFt Fin ABV Grade SqFt-Apx Unfn Above Grade SqFt-Apx Unfn Below Grade		\$318.22 0 864				
			ROOMS						
Roof Shingle Garage Yes Garage Capacity 2 Parking Driveway, Garage, Off Street, Paved	Kitchen Dining Room Living Room Bonus Room Bath - 1/2	 Bedroom Bedroom Bedroom Bedroom Bath - Full 1 	2 2 2 2						
	WATER								
SCHOOLS, LOT A	Waterfront Property No								
	Water View No								
SchDistrct SchElem	Deed - Recorded Type Warranty Deeds - Total		Water Body Acc	Cess INO					
SchMiddle	Deed - Book Deed - Page	5726 1748	Water Body Na	me					
SchHigh Deed - Page 1748 Owned Land Landscaped, Level, Wooded Image: Constraint of the second			Water Body Type Water Frontage Length WaterFrRit Water Body Restrictions						

UTILITIES AND FEATURES

Heating Forced Air Heat Fuel Gas - LP/Bottle Cooling Central AC Water Source Drilled Well, Private Sewer 1250 Gallon, Leach Field, Private Electric Circuit Breaker(s) Utilities Cable - Available, Other Features - Exterior Natural Shade, Other, Patio, Shed Features - Interior Ceiling Fan, Dining Area, Natural Light, Other, Storage - Indoor, Laundry - 1st Floor Flooring Hardwood, Tile, Vinyl Plank Appliances Dishwasher, Dryer, Microwave, Range - Gas, Refrigerator, Washer

CONDO/ASSOCIATION - MOBILE - AUCTION

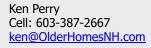
Condo Name Building Number Units Per Building Condo Fees Mobile Park Name Mobile Park Approval Mobile Co-Op Mobile Must Move Auction No Date - Auction Auction Time Auctioneer Name

DISCLOSURES

Fee Fee 2 Fee 3 Items Excluded

Timeshare/Fract. Ownrshp No Foreclosed/Bank-Owned/REO No Flood Zone No Seasonal No

PREPARED BY



My Office Info: K A Perry Real Estate, LLC 188 North Wolfeboro Road

Wolfeboro NH 03894 Off: 603-569-1563





Listed By:

Roberta Fox / RE/MAX Innovative Properties

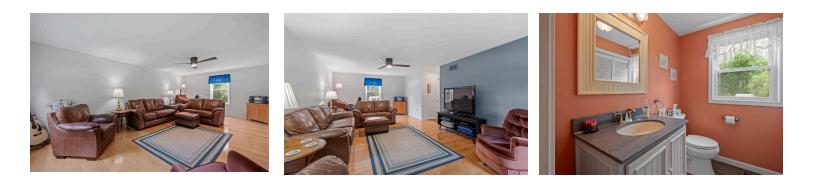
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98 Gowing Road









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09/03/2024

98 Gowing Road







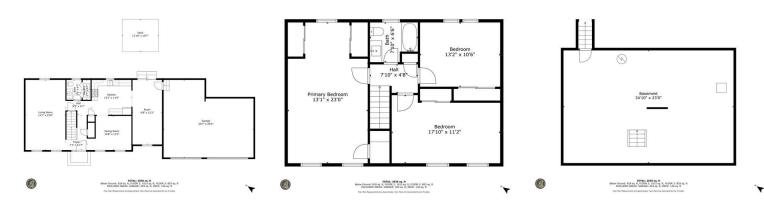






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