



FOR SALE

SITE DATA:

Available Space: 2,436+/- SF
Acreage: 26+/- Acres
Type of Property: Residential Development,
Investment, Land
Permitted Uses: Residential Housing
Zoning: RR
Parking Spaces: 5+
Water: Well
Sewer: Septic
Ann'l Prop Taxes: \$8,968.83 in 2008

BUILDING CONSTRUCTION:

Age of Building: 1998
Type of Const: Wood Frame
Ceiling Height: Various
Exterior Finish: Brick and Granite
Foundation: Cement
Roofing: Asphalt / Fiberglass
Flooring Material: Hardwood

BUILDING SERVICES:

Heat Type: Oil
A/C Type: Window Unit

COMMENTS:

Custom built 2,436+/- SF house included in this proposed 30 unit waterfront (pond) subdivision on 26+/- acres. Approvals for larger subdivision (47 units) still in place, as well as full engineering. Economy dictates a smaller development. Call listing agent for details and revised conceptals.

SALE PRICE: \$1,150,000

WORKFORCE HOUSING RESIDENTIAL DEVELOPMENT 104 Amherst Street • Amherst, NH



Contact information

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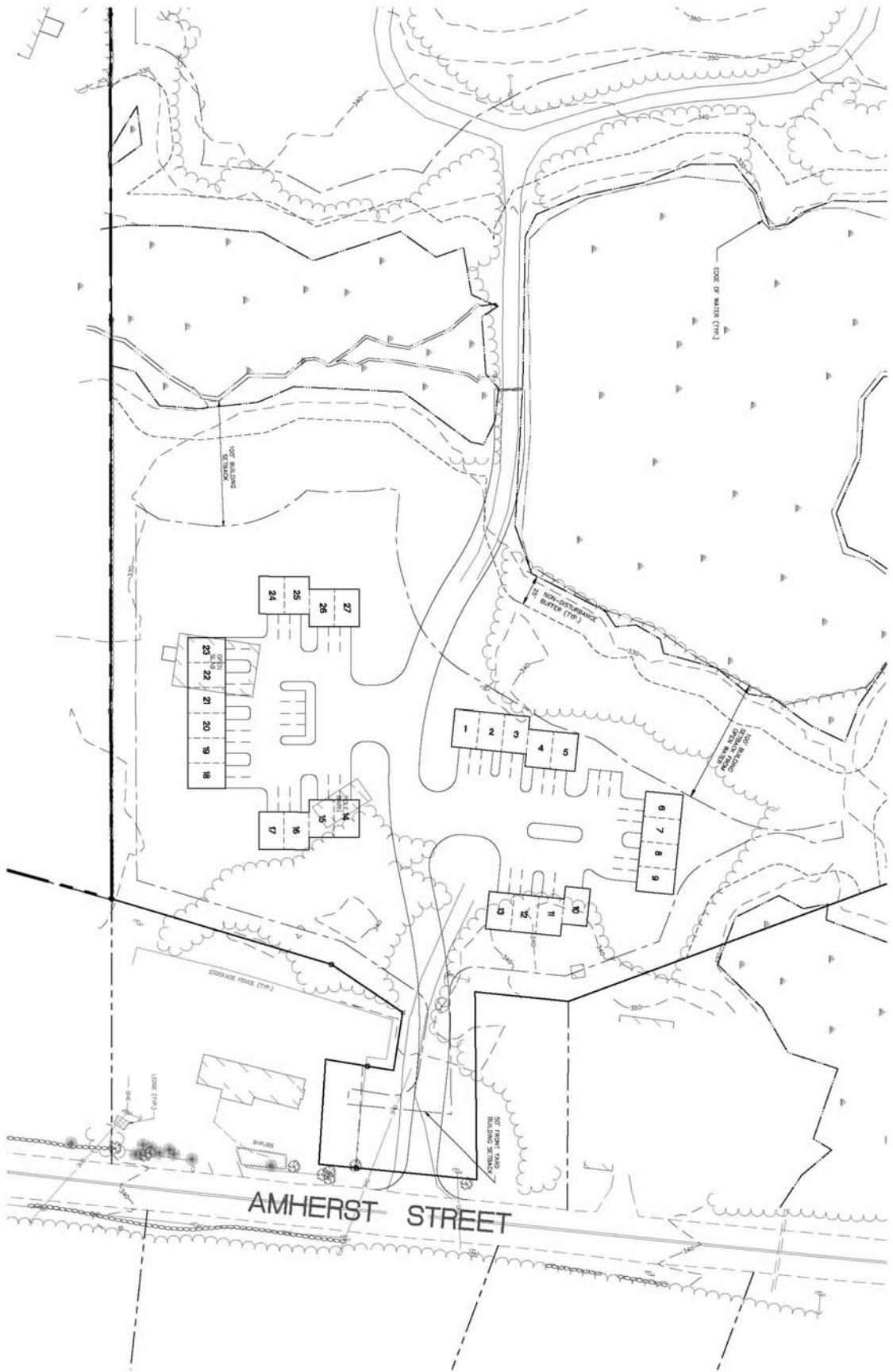
NAI Norwood Group

Commercial Real Estate Services, Worldwide.



The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

Proposed Conceptual Plan



KMA
 KERRICK HANCOCK ASSOCIATES, INC.
 Civil Engineering Land Planning Landscape Architecture
 15 Commerce Park North, Suite 20, Amherst, NH 03110 Phone: (603) 837-4441

CONCEPTUAL PLAN PREPARED FOR:
ISLAND POND AT AMHERST
 MAP 5, LOTS 46 & 51 - AMHERST STREET, AMHERST, NEW HAMPSHIRE

PREPARED FOR:
 NORWOOD GROUP
 16 SOUTH MARKET ROAD
 BETHLEHEM, NH 03110

NO.	REVISIONS	DATE

DATE: JULY, 2009
 SCALE: 1" = 40'
 SHEET 1 OF 1

PROJECT NO. 04-0826-3