

**Price: \$1,750,000 Address: 7 New Mill Street**

**Area: Town**

**Owner: Goetze**

Type: Single Family      Status: Available  
 Map/Parcel: 5544/44      Lot #: -  
 Zoning: ROH/SOH      Lot Size (SF): 4,960  
 Deed: Book 460      Lot Size (A): 0.1130  
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 Wtr Frontage: None      Plan: 16-117  
 Water View: None      Water: Town  
 Other View: None      Sewer: Town  
 Year Built: 1780      Rooms: 7  
 Remodeled:      Beds/Baths: 4/4  
 Furnished: Un-Furnished  
 Second Dwelling: None



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This antique gem, built in 1780, is in one of Nantucket town's most desirable locations, offering privacy, yet just a short distance to Main Street. The home has been meticulously maintained and offers four bedrooms, four bathrooms, wide pine flooring, six fireplaces, and a covered porch overlooking a well-manicured and landscaped garden.

*Basement:* No

*1st Floor:* The house can be entered from either the front door or the side door beside two off-street parking spaces. Entering the front door on the right, there is a lovely sitting room with fireplace and transom lights above the door leading to the family room which offers a nice sitting area, fireplace and open to the dining room. The dining room is next to the doors leading to the covered porch and gardens. Coming in from the side door leads to a small area for laundry and to a generous kitchen with fireplace.

*2nd Floor:* Three bedrooms all with fireplaces and two bathrooms, one with a Jacuzzi tub.

*3rd Floor:* Wonderful attic converted into a large bedroom with ample sleeping for four, a full bath and many closets and under eaves storage. The attic has been insulated but partial boards have been left open to see the handwritten details of sailing ship names and dates. There is also very easy access to the roofwalk.

Building Information

First Floor Bedrooms: 0  
 Heating: Gas\FHW  
 Fireplaces: 6  
 Floors: Wide Pine  
 Yard: Fenced  
 Parking: 2-Car  
 Foundation: Brick  
 Lead Paint: Yes  
 Recreation and Outdoor Spaces: Patio, Porch

Appliances and Other Amenities

Stove: Jenn-Air  
 Refrigerator: GE  
 Dishwasher: GE  
 Washer: Frigidaire  
 Dryer: Frigidaire  
 Tv Service: Cable  
 Amenities: Alarm, Outdoor Shower

Taxes and Fees

Assessment Year: 2011  
 Building Assessment: \$690,300  
 Land Assessment: \$704,000  
 Total Assessment: \$1,394,300  
 Estimated Taxes: \$0

Easements

Other Comments

None

Condo Fees: \$0  
 Condo Fees Include:





