



Price: \$1,495,000 **Address: 65 Tom Nevers Road**

Area: Tom Nevers

Owner: Paterson

Type: Single Family Status: Available
 Map/Parcel: 76/51 Lot #: 674
 Zoning: LUG3 Lot Size (SF): 109,336
 Deed: C0018/069 Lot Size (A): 2.5100
 Wtr Frontage: None GLA: 3,066
 Water View: Distant Ocean Water: Well
 Other View: Residential Sewer: Septic
 Year Built: 1976 Rooms: 9
 Remodeled: 2000 Beds/Baths: 4/3.5
 Furnished: Un-Furnished
 Second Dwelling: None



Large upside down home in Tom Nevers on over two and a half acres of pure privacy. Distant water views combined with the sound of the ocean add to the peaceful setting.

1st Floor: One car garage/carport, workshop, four bedrooms (two ensuite, two share full bath), sunroom off master bedroom.

2nd Floor: Updated kitchen with cherry cabinets and granite countertops. Living room with large fireplace, formal dining room with exterior decks on either side, large open den with exterior deck looking out at distant ocean views. Access to roof walk with panoramic distant ocean views.

Building Information

First Floor Bedrooms: 4
 Heating: Oil/FHW
 Fireplaces: Two
 Floors: Oak Hardwood
 Yard: Yes
 Parking: Yes
 Foundation: Concrete Block, Slab
 Lead Paint: Unknown
 Recreation and Outdoor Deck
 Spaces:

Appliances and Other Amenities

Stove: Kitchen Aid
 Refrigerator: Kitchen Aid
 Dishwasher: Kitchen Aid
 Washer: Whirlpool
 Dryer: Maytag
 Tv Service: Cable
 Amenities: Insulation

Taxes and Fees

Assessment Year: 2013
 Building Assessment: \$787,200
 Land Assessment: \$903,400
 Total Assessment: \$1,690,600
 Estimated Taxes: \$6,205

Condo Fees: \$0
 Condo Fees Include:

Easements

Nantucket Beach Properties deed restrictions. Subject to right of way. Partially subject to NHESP. Listing agent is related to seller.

Other Comments

None



ATLANTIC EAST
NANTUCKET REAL ESTATE

John F Trudel
508-648-8870





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