

Fishers Landing - 6 Creek Lane
ID: 79307 Owner: Brown

\$ 999,000
Available



Property Type: Single Family

Lot Size: 0.51 acres

Total Rooms: 5

Total GLA: 1,404 sq. feet

Total Beds: 3

Year Built: 1995

Total Baths: 2

Water / Sewer: Town / Septic

Frontage: None

2015 Assess: \$ 740,700

Water Views: None

Land Assess: \$ 478,100

Sec. Dwelling: Potential

Build Assess: \$ 262,600

Zoning: LUG2

Est. Taxes: \$ 2,857

Light filled three bedroom, two bathroom, Shingle style home located on a beautiful lot in Fishers Landing adjacent to green space with walking trails. Flexible floor plan; sunny deck with beautiful sunset views. Tranquil setting just 4 miles from town with easy access to Eel Point and Madaket Beaches. Enjoy the amenities of Fishers Landing Association including tennis courts & boat storage. Not far from water access at Warren's Landing.

First Floor: Beautifully constructed by Dick Cumbie in 1995. Welcoming porch entry to living room with fireplace and custom wood paneling; wide entry to den or or first floor bedroom which has direct access to hall bath with tiled shower. Kitchen with breakfast bar is open to the dining area with a sliding glass door opening to the deck and back yard.

Second Floor: Two bedrooms with windows on three sides and a shared bath with a tub & shower.

Basement: Two large storage rooms plus Laundry Area, Furnace, HW heater & Circuit Breaker panel.

Other Struct: Shed

Building Information

Furnished:	Un-Furnished	Foundation:	Full Basement	Stove:	Gas
First Floor Beds:	1	Yard:	Large Yard	Refrigerator:	GE Profile
Fireplaces:	Yes	Parking:	Ample	Dishwasher:	Yes
Floors:	Wood, Tile & Carpet	Lead Paint:	Unknown	Washer/Dryer:	Yes / Yes
Heat:	Gas\FHW	Other Structures:	None	TV Service:	Cable

Outdoor/Recreation: Deck, Porch, Community Tennis Court

Features: Insulation, Outdoor Shower



Parcel/Property Information

Map: 39 **Parcel:** 95 **Plan:** 15400B **Deed Ref:** 17036 **Lot:** 75 **Other Views:** Pastoral

Easements: Wooded lot on Creek Lane in Fisher's Landing which will give the buyers access to tennis courts, basketball court, green space, walking paths and boat storage. Fisher's Landing abuts conservation land and property owners have access to Linda Loring Conservation Land with a footpath to 40th pole. The allowable ground cover is 50% providing potential for larger home and or guest house. The lot is serviced by town water and private 4 bedroom septic. Fisher's Landing Deed Restrictions including agricultural easement on rear portion of lot.



Living Room



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Living Room



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Shed



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Kitchen



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Dining Area



Deck



Entry



Enclosed Outdoor Shower



1st Floor Bedroom or Den/Office



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Center Stairwell



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2nd Floor Bedroom (#2)



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2nd Floor Bath



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2nd Floor Bath



Second Floor Bedroom (#3)



Second Floor Bedroom (#3)



Laundry



Basement Storage



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Shed



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Rear



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Creek Lane



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Tennis Courts



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Warrens Landing



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