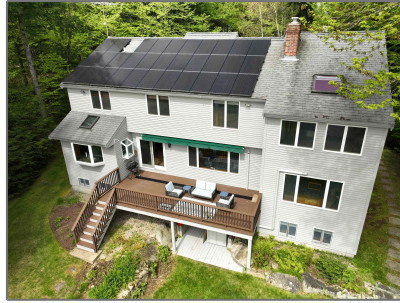


# Single Family For Sale

4,423 Sqft - 13 Hemlock Point Road,  
Moultonborough, New Hampshire 03254



## Basic Info

Property Type:	<b>Single Family</b>
Listing Type:	<b>For Sale</b>
Price:	<b>\$2,650,000</b>
Bedrooms:	<b>3</b>
Baths Total:	<b>5</b>
Full Bathrooms:	<b>2</b>
Half Bathrooms:	<b>1</b>
Lot Area:	<b>1.46 Acre</b>
Square Footage:	<b>4,423 Sqft</b>
Year Built:	<b>1990</b>
MLS #:	<b>4995886</b>
Days On Market:	<b>67</b>

## Location

Address:	<b>13 Hemlock Point Road</b>
County:	<b>NH-Carroll</b>
Country:	<b>US</b>
State:	<b>NH</b>

## Property Details

Listing Status:	<b>Active</b>
Garage:	<b>Yes</b>
Tax - Gross Amount:	<b>\$9,918</b>
Tax Year:	<b>2023</b>
Garage Capacity:	<b>4</b>
Zoning:	<b>RES/AG</b>
Roads:	<b>Gravel,Public</b>
Lot - Sqft:	<b>63,598 Sqft</b>
Road Frontage:	<b>Yes</b>
Price Per SQFT:	<b>\$922</b>
Road Frontage Length:	<b>403</b>
Easements:	<b>Yes</b>

## Exterior

Waterfront:	<b>Yes</b>
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## Parking:

Driveway, Paved, On-site,  
Garage, Parking Spaces  
11 - 20, Direct Entry,  
Auto Open, Storage  
Above, Detached

City:	<b>Moultonborough</b>
Zipcode:	<b>03254</b>
School - Elementary:	<b>Moultonborough Central School</b>
School - District:	<b>Moultonborough SAU #45</b>
School - Middle/Jr:	<b>Moultonborough Academy</b>
School - High:	<b>Moultonborough Academy</b>
Flood Zone:	<b>Unknown</b>
Directions:	<b>Property cannot be seen by road. From Rte. 25 in Center Harbor Take Rte 109 towards Moultonborough take right onto Black's Landing Road to left onto Hemlock Point Road.</b>

Foundation:	<b>Concrete</b>
Roof:	<b>Shingle - Asphalt</b>
Construction Status:	<b>Existing</b>
Water Body Restrictions:	<b>No</b>
Water Body Type:	<b>Lake</b>
Water Body Name:	<b>Lake Winnepesaukee</b>
Water Frontage Length:	<b>117</b>
Features - Exterior:	<b>Boat Slip/Dock,Deck,Fence - Invisible Pet,Garden Space,Private Dock,Shed</b>
Driveway:	<b>Paved</b>

## Interior

Flooring:	<b>Carpet,Hardwood,Tile</b>
Basement Description:	<a href="#">Finished, Daylight, Stairs - Interior, Storage Space, Interior Access, Walkout</a>
Features - Interior:	<b>Central Vacuum,Blinds,Cedar Closet,Ceiling Fan,Dining Area,Fireplace - Wood,Fireplaces - 1,Kitchen Island,Kitchen/Dining,Kitchen/Living,Primary BR w/BA,Security,Skylight,Walk-in Closet,Whirlpool Tub,Laundry - Basement,Attic - Pulldown</b>

## Room Details

Room 1 Type:	<b>Kitchen</b>
Room 2 Type:	<b>Dining Room</b>
Room 3 Type:	<b>Living Room</b>
Room 4 Type:	<b>Family Room</b>
Room 5 Type:	<b>Office/Study</b>
Room 6 Type:	<b>Utility Room</b>
Room 7 Type:	<b>Primary Bedroom</b>
Room 8 Type:	<b>Bedroom</b>
Room 9 Type:	<b>Bedroom</b>
Room 10 Type:	<b>Den</b>
Room 11 Type:	<b>Bath - Full</b>
Room 12 Type:	<b>Bath - Full</b>
Room 13 Type:	<b>Bath - 3/4</b>

Appliances:

Dishwasher, Microwave,  
Refrigerator, Dryer, Oven  
- Double, Trash  
Compactor, Washer,  
Cooktop - Electric, Water  
Heater - Off Boiler

Room 14 Type:	<b>Bath - 1/2</b>
Room 15 Type:	<b>Bath - 3/4</b>
Rooms: Level B:	<b>Level B: Bath - 3/4,Level B: Family Room,Level B:</b>
Room 1 Dimensions:	<b>22 x 20</b>
Room 2 Dimensions:	<b>8 x 16</b>
Room 3 Dimensions:	<b>16 x 26</b>
Room 4 Dimensions:	<b>23 x 28</b>
Room 5 Dimensions:	<b>23 x 14</b>
Room 6 Dimensions:	<b>10 x 7</b>
Room 7 Dimensions:	<b>22 x 23</b>
Room 8 Dimensions:	<b>12 x 14</b>
Room 9 Dimensions:	<b>10 x 11</b>
Room 10 Dimensions:	<b>20 x 14</b>
Baths - 1/4:	<b>0</b>
Baths - 3/4:	<b>2</b>
Rooms: Level 1:	<b>Level 1: Bath - 1/2,Level 1: Den,Level 1: Dining Room,Level 1: Kitchen,Level 1: Living Room,Level 1: Utility Room</b>
Rooms: Level 2:	<b>Level 2: Bedroom,Level 2: Bath - Full,Level 2: Bath - 3/4,Level 2: Primary Bedroom</b>

Sewer: **Concrete,Leach  
Field,Private,Septic**

List Agent:

**9424**

Heating System: **Hot water, Baseboard**

Cooling System: **Central Ac**

Electric: **200 Amp,Circuit  
Breaker(s),Generat  
or**

Heat Fuel: **Oil**

Utilities: **Cable -  
Available,Undergro  
und Utilities**

Features - **1st Floor 1/2**  
Accessibility: **Bathroom,1st Floor  
Hrd Surfce  
Flr,Paved Parking**

## Agent [Info](#)



Cowan & Zellers

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