

Residential / Condo
4818130
Active

58 Branch Turnpike
Concord

NH 03301

Unit/Lot Number
 41

Price - List
Price - Closed

\$159,900



County NH-Merrimack
Year Built 1986
Color Tan
Total Stories 2
Zoning Residential
Taxes TBD No
Gross Taxes/Year \$3,252.00 / 2019
Tax Year Notes
Tax Class
Tax Rate
Assessment / Year /
Special Assessment
Lot Acres/SqFt /
Common Land Acres
Garage/Capacity No /
Garage Type
Basement / Access Yes / Interior
Directions I-93 north to exit 14. Go right on Loudon Road, right on Blodgett Street and bear left on Pembroke Road. Turn left onto Branch Turnpike, then right into Eastman Ridge complex.

Rooms - Total 4
Bedrooms - Total 2
Baths - Total 2
Baths - Full 1
Baths - 3/4 0
Baths - 1/2 1
Baths - 1/4 0
SqFt-Apx Fin A-Grade 1,120
SqFt-Apx Fin B-Grade 233
SqFt-Total Finished 1,353
SqFt-Apx Unfn A-Grade 0
SqFt-Apx Unfn B-Grade 110
SqFt-Apx Total 1,463
Price Per SqFt Fin AG \$142.77
Road Frontage No
Road Frontage Length
Days On Market 0

Welcome!

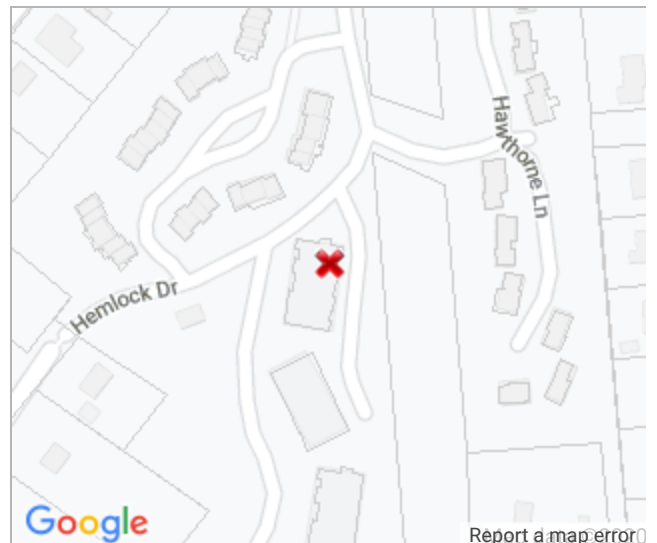
PUBLIC REMARKS

Here's a condo you can live in and love! Perfectly situated between downtown Concord and the mall and other conveniences of Loudon Road, as well as state offices, Edgewood is a pleasant community that offers tennis courts, an in-ground pool, and clubhouse. This unit was recently refreshed with new carpet, paint, updated appliances and counters, and a brand new natural gas boiler and hot water heater, so you really won't have to lift a finger unless it's to arrange your furniture and hang some artwork. The living room offers enough room for comfy furniture as well as a dining table, but you can also dine on the back deck while the wind rustles the bushes that form your view. Upstairs the bedrooms are surprisingly spacious, and each has two closets so there's no need to pare down your wardrobe. Two bathrooms--full upstairs, half down--are a godsend. The basement offers loads of finished space, which you can transform into Party Central, or set up a quiet retreat for meditation, reading, home-officing...or napping! There's additional storage down here as well as an outdoor storage closet, so keeping organized will be easy. Two assigned parking spots mean there's no car-shuffling or long walks with groceries, and the landscaping in the community will make you proud to call this home. Showings begin Sat. 7/25, so plan your visit and make it yours!

ROOM TYPE	DIMENSIONS	LEVEL	ROOM TYPE	DIMENSIONS	LEVEL	ROOM TYPE	DIMENSIONS	LEVEL
Kitchen	11' 3" x 8' 7"	1	Living Room	19' 2" x 13' 3"	1	Bedroom	14' 6" x 11' 3"	2
Bedroom	13' 3" x 11' 6"	2						

STRUCTURE *** LOCATION ***** PUBLIC RECORDS ***** DISCLOSURES**

Construction Status	Existing	Covenants	No
Deeds - Total		Owned Land	
Deed - Recorded Type	Foreclosure	Flood Zone	No
Deed - Book / Page	3664 / 2836	Seasonal	No
Map	614	Resort	
Block	Z9	Timeshare / Amount / Type	No / /
Lot	U6/3	Current Use	
Plan Survey Number		Land Gains	
Property ID		PUD	
SPAN Number		Surveyed / By	U /
Footprint		Items Excluded	
Parcel Access ROW		Development / Subdivision	
ROW For Other Parcel			
ROW - Length			
ROW - Width			
Water Body Name			
Water Body Type			
Water Body Access			
Water Frontage Length			
School - District	Concord School District SAU #8	Rented / Amount	/
School - High	Concord High School	Electric Company	
School - Middle	Rundlett Middle School	Fuel Company	
School - Elem.	Mill Brook/Broken Ground	Phone Company	
Green Verif. Program		Cable Company	
Green Verification Body		Auction	
Green Verification Status		Auction Date & Time	
Green Verification Year		Auctioneer - Responsible	
Green Verification Rating		Auctioneer License Number	
Green Verification Metric		Delayed Showing	Y
Green Verif. New Const.		Date - Showings Begin	7/25/2020
Green Verification URL			

Fee / Frequency \$245.00 / Monthly**Fee 2 / Frequency** /**Fee 3 / Frequency** /**Fee Includes** Landscaping, Plowing, Recreation, Trash**Appliances** Dishwasher, Exhaust Hood, Range - Electric
Association Amenities Club House, Pool - In-Ground, Tennis Court**Basement Description** Full, Partially Finished, Stairs - Interior
Construction Wood Frame
Cooling None**Documents Available** Association Docs, Deed, Property Disclosure, Tax Map
Driveway Common/Shared
Electric 150 Amp, Circuit Breaker(s)**Equipment** Smoke Detectr-Hard Wired
Exterior Clapboard
Features - Exterior Deck, Storage
Features - Interior Blinds, Laundry Hook-ups**Financing-Possible Opt** Cash, Conventional, Other
Flooring Carpet, Ceramic Tile
Foundation Concrete
Heat Fuel Gas - Natural
Heating Baseboard, Hot Water
Lot Description Condo Development
Parking Assigned, Parking Spaces 2
Foreclosed/Bank-Owned/REO No**Roads** Association, Paved
Roof Shingle - Asphalt
Utilities Cable, Internet - Cable
Sewer Public
Style Townhouse
Water Public
Water Heater Gas - Natural**CONDO****Condo Name** Edgewood Heights
Building Number
Units Per Building 8
Floor Number
Assessments - Special
Condo Limited Common Area**MOBILE HOME****Mobile Park Name**
Mobile Park Approval
Mobile Co-Op**Mobile Make**
Mobile Model Name
Mobile Serial Number
Mobile Must Move
Mobile Anchor**Prepared By** Greg Powers**Agent Phone** Cell: 603-716-0254**Prep Office** Keller Williams Realty-Metropolitan - Off: 603-232-8282

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