

Residential
4000996 Active

40 Bridgewater Hill Rd
Bridgewater, Vermont 05035



L\$129,000



Zoning:	Res	Rooms:	4
Year Built:	1930	Bedrooms:	2
Color:		Total Baths:	2
Taxes:	\$ 1,304.47	Full:	2
Taxes TBD:		3/4 Baths:	0
Tax Year:	2009	1/2 Baths:	0
Monthly Assoc.\$:	\$	Garage Capacity:	0
Lot Acre:	.50	Garage Type:	None
Lot SqFt:	21,780	Total Fin SqFt:	750
Common Land Acres:		Apx Fin Above Grd:	750
Road Frontage:	Yes/ 50	Apx Fin Below Grd:	0
Water Frontage:		Foot Print:	
Water Acc Type:		Flood Zone:	Unknown
# of Stories:	2	Style:	

Water Body Type:	Water Body Restr.:	Surveyed:	Unknown	Seasonal:	Unknown
Water Body Name:	Current/Land Use:	Land Gains:	No	Owned Land:	

Parcel Access ROW:	ROW for other Parcel:	ROW Width:	ROW Length:
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Public Rems: WHY RENT ANYMORE? THIS IS A GREAT STARTER HOME OR SKI HIDEAWAY LOCATED 3 MI FROM KILLINGTON SKYSHIP BASE LODGE. BACK DECK OVERLOOKING BROOK, 2 BEDROOMS, 2 BATHS WITH NICE MASTER SUITE CATCHING AFTERNOON SUN. LEVEL DRIVEWAY, MUD ROOM, SKYLIGHT, NEW STORAGE SHED, NEW COUNTERS, NEW STOVE.

Directions: RT 4 EAST TO BRIDGEWATER HILL RD, HOUSE IS 1ST ON RIGHT.

ROOM	DIMS	LEVEL	ROOM	DIMS	LEVEL	FLOOR	BR	FB	3/4	1/2
Living Rm			Master BR			1st	0	0	0	0
Kitchen			2nd BR			2nd	0	0	0	0
Dining Rm			3rd BR			3rd	0	0	0	0
Family Rm			4th BR			4th				
Office/Study			5th BR			Bsmt	0	0	0	0
Utility Rm			Den							
Other Rm 1			Full Bath							
Other Rm 2			3/4 Bath							
Other Rm 3			1/2 Bath							

Assoc Amenities:	Possession:
Interior Feat.: Ceiling Fan , Master BR with BA , Mudroom , Skylight , Wood Stove Hook-up	
Exterior Feat.: Deck	
Basement: None	
Equip./Appl.: CO Detector , Range-Electric , Refrigerator , Smoke Detector	
Driveway: Dirt , Paved	Electric: 100 Amp
Construction: Wood Frame	Exterior: Vertical , Wood
Financing: Other	Foundation: Block
Floors:	Heating/Cool: Radiator
Garage/Park: Auto Open	Lot Desc: Wooded
Heat Fuel: Gas-LP/Bottle	Occ. Restrictions:
Roads: Public	Roof: Metal
Sewer: Cesspool	Water: Drilled Well
Suitable Land Use:	
Fee Includes: Other	Water Heater: Electric
Disability:	Building Certs:
Negotiable: Other	Docs Available:
Excl Sale:	

Tax Rate:	Assmt:	Assmt Yr:
Tax Class: Homestead	Unadjusted Taxes:	Tax Reduct: Unknown
Elderly:	Veteran:	Other:
Covenant: Unknown	Source SqFt:	County: Windsor
Recorded Deed: Warranty	Book/Pg: 61/ 309	Plan/Survey:
Map/Blck/Lot: 0/ / 0	Property ID:	SPAN # (VT):
Devel/Subdiv:	Const. Status: Existing	Home Energy Rating Index:
District:	High Sch:	Jr./Mid Sch:
Elem Sch:	Cable:	Electric Co:
Fuel Co:	Phone Co:	Resort:
Timeshare/Fract. Ownrshp:	# Weeks:	Timeshare %:
Auction:	Auction Price Determined By:	

PREPARED BY

Bret Williamson Email : breskivt@yahoo.com



Killington Valley Real Estate

PO BOX 236

Killington, VT 05751

Lister: Bret Williamson of Killington Valley Real Estate

Off. Ph# : (802) 422-3610

Agt. Ph# : (802) 422-3610 ext. 206

Cell Ph# : () -

Fax Ph# : (802) 422-3611



www.killingtonvalleyrealestate.com

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Front View



Lower Bedroom



Upstairs Bedroom with Bath



Upper Bedroom Closets



Living room nook



Living Room

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Main Floor



New Counters and Stove



New Tool Shed with Power



Living Room



Tv in living room nook



View of lower level

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Nice Back Deck on river



River



View from re surfaced driveway



Additional entrance for upper

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