

Residential
2781647 Active

450 Currier Road
Killington, Vermont 05751



L\$259,000



Style: Chalet/A Frame
Year Built: 1969
Color: Brown
Taxes: \$ 4,849.63
Taxes TBD: No
Tax Year: 2009
Monthly Assoc.\$: \$
Lot Acre: 3.00
Lot SqFt: 130,680
Road Frontage:
Water Frontage:
Water Acc Type:
Zoning: Residential 3

Rooms: 6
Bedrooms: 3
Total Baths: 2
Full: 1
3/4 Baths: 0
1/2 Baths: 1
Garage Capacity: 0
Garage Type: None
Total Fin SqFt: 1,344
Apx Fin Above Grd: 1,344
Apx Fin Below Grd: 0
Foot Print: 24 x 28

Water Body Type: **Water Body Restr.:** **Surveyed:** Yes **Seasonal:** No
Water Body Name: **Current Use:** No **Flood Zone:** No **Owned Land:**

Public Rems: Move right into this charming, immaculate home. New carpet & flooring, furnishings and appliances. Living/dining room with wood-burning fireplace. Nice 3-Acre corner lot with shed for additional storage. Electric, propane & wood heat. Just bring your toothbrush or we'll provide it! Great full-time or vacation home.

Directions: Route 100 N, Left onto Coffehouse Rd to end, turn left up hill on Currier Road which becomes Ives Road. Currier Road turns left, and house is on the right.

APPROXIMATE ROOM DIMENSIONS

ROOM	DIMS	BASEMENT	1ST FL	2ND FL	3RD FL	ROOM	DIMS	BASEMENT	1ST FL	2ND FL	3RD FL
Full Bath	7 x 10.5		1			1/2 Bath	4 x 5			1	
3/4 Bath						Den					
Dining Rm	15.5 x 9			1		Family Rm					
Kitchen	11.5 x			1		Living Rm	15.5 x 14			1	
Master BR	11 x 10.5		1			2nd BR	11 x 10.5		1		
3rd BR	10.5 x 10.5		1			4th BR					
Other Rm 1	11.5 x			1		Other Rm 2					
Other Rm 3											

FEATURES

Amenities: 1st Floor Laundry , Deck , Dining Area , Fireplace-Wood , Furnished , Out Building
Basement: Slab , None
Construction: Wood Frame
Driveway: Dirt
Appliances: Dishwasher , Range-Electric , Microwave , Refrigerator , Smoke Detector , Washer
Financing:
Garage/Park:
Heat Fuel: Electric , Gas-Lp/Bottle , Multi Fuel , Wood
Negotiable:
Roads: Gravel , Public
Sewer: Septic
Fee Includes:
Disability:
Electric: Circuit Breaker
Exterior: Wood
Foundation: Block
Heating/Cool: Baseboard , Multi Zone
Lot Desc: Corner , Sloping , Wooded
Restrictions:
Roof: Shingle-Asphalt
Water: Drilled Well
Water Heater: Electric

Book/Pg: 282/ 413 **Tax Rate:** \$ **Tax Class:** Nonhomestead **Tax Reduct:** No
Elderly: **Veteran:** **Other:** **Map/Blck/Lot:** 02/ / 06
Covenant: Unknown **Assmt:** \$ **Assmt Yr:** **Deed:** Warranty
Elem Sch: **Jr./Mid Sch:** **High Sch:** **District:**
County: Rutland **New Const:** No **Source SqFt:** Muni **Closed Date:**
Excl Sale: **Devel/Subdiv:** **Village/District:**

PREPARED BY



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This display was created 09/18/2009.

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