



# EVERGREEN REALTY

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LIST #1128R



<b>Property Address:</b> 14 Park Street Cherryfield, Maine		<b>Rooms:</b> 7	<b>Bedrooms:</b> 3	<b>Bath:</b> 2	<b>List Price:</b> \$285,000
<b>Acreage:</b> .80A±		<b>Water:</b> Drilled Well			
<b>Road/Shore Frontage:</b> 126'± / 00		<b>Sewerage:</b> Private			
<b>Zoning:</b> None Known		<b>Insulation (Type/Location):</b> Fiberglass / Unknown			
<b>Taxes:</b> \$1859.20	<b>Year:</b> 2009	<b>Heat:</b> BBHW / Oil			
<b>Deed (BK/PG):</b> 3264 / 198		<b>Electric Service:</b> 200			
<b>Map &amp; Lot:</b> U11 / 5		<b>Hot Water:</b> Off Furnace			
<b>Survey (Yes/No):</b> No	<b>Year:</b>	<b>Storms/Screens:</b> Some / Some			
<b>Year Built:</b> 1876±		<b>Year New Roof Shingles:</b> Unknown			
<b>Style:</b> Victorian		<b>Siding:</b> Clapboard / Shingle			
<b>Square Footage:</b> 2300'±		<b>Fireplace/Woodstove HU:</b> 0 / 0			
<b>1<sup>st</sup> Floor:</b> Kitchen, Dining Room, Living Room, Foyer, Mud Room, Laundry Room, Office/Den, 3/4 Bath					
<b>2<sup>nd</sup> Floor:</b> Large Landing Area, 3 Bedrooms, Full Bath; Staircase Leads to 3 <sup>rd</sup> Floor "Tower"					
<b>Outbuildings:</b> 2-Story Barn					
<b>Basement:</b> Full Granite					
<b>Porch/Deck:</b> Front Porch / None					
<b>Personality Conveying:</b> Range, Refrigerator, Washer, Dryer					
<b>Remarks:</b> In the Cherryfield Historic District this 1876 Second Empire home is referred to as the Arthur Willey House. This beautiful 3BR, 2B Victorian has been lovingly restored from top to bottom. The open staircase winds from the first floor to the unique third story tower. From the front porch you enter the foyer, the 1st floor flow takes you into the parlor, then through the formal dining room & into the kitchen, and from there you have a laundry room, bath w/shower, back entrance, office space/family room and access to full granite basement. The 2nd floor landing would make a nice sitting area or small studio, & then you have 3 bedrooms and full bath w/tile flooring. The second floor staircase wraps around to lead you to the third floor & wonderful views that include the Narraguagus River. In addition there is a 2 story barn and lovely grounds. A must see. MLS#23920					
<b>Directions:</b> Rt 1 Cherryfield to Park St, 2 <sup>nd</sup> home on left.					
Evergreen Realty is an agent for the seller in the marketing, negotiation and sale of this property, unless otherwise disclosed. Subject to errors, omissions, prior sale, change or withdrawal without notice.					