



**CHARMING CANAAN COLONIAL - NORTH CANAAN, CT
OFFERED AT \$280,000 - WEB ID# JHA164**



**JOHN HARNEY
ASSOCIATES, LLC**

REAL ESTATE BROKERAGE

7 ACADEMY STREET, SALISBURY, CT 06068

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Description is subject to errors, omissions, unannounced price changes and/or availability. No warranty is intended or implied in this description. Purchasers must satisfy themselves as to the correctness of all statements.

RESIDENTIAL

Location: 178 Church St., North Canaan, CT

MLS#: L127979

Land Size: .71 Acre

Map: 15 **Lot:** 051,

Vol: 96 **Page:** 325,

Zoning: Residential

Property Type: Colonial

Easements: None known

Year Built: 1900

Square Footage: 1,864

Total Rooms: 7,

BR's: 4 **BA's:** 1 Full, 1 Half

Basement: Full

Attic: Walk-up

Exterior: Asbestos

Floors: Hardwoods, Oak, Mexican tile

Roof: Composition asphalt shingle

Garage: 1 Car Detached

Outbuildings: Playhouse

Cooling: None

Fireplace: 1

Generator: None

Heat: Oil

Oil Tank: 275 Gal., in basement

Electric: 200 Amp

Sewer: Town

Water: Town

Exclusions: None Known

Mil Rate: 21 **Date:** 2007

Taxes: \$3,815 **Date:** 2007

Please verify current taxes

Offered at: \$280,000

DESCRIPTION:

Charming North Canaan village home close to town and the Berkshires. Sited on .71 acre the home has a large rear yard and an inground pool perfect for the entire family.

There is a dining room, living room, a large kitchen and half bath on the first floor. The second floor has 4 bedrooms and a full bath.

Although an older home, it is defined by original wood floors and moldings. There is a working fireplace. An outside patio with a brick grill are on the rear of the house looking out over the yard. A great family home complete with a playhouse for children.

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