



**VILLAGE FARMHOUSE - SALISBURY, CT  
OFFERED AT \$359,000 - JHA#223**



**JOHN HARNEY  
ASSOCIATES, LLC**

**REAL ESTATE BROKERAGE**

**7 ACADEMY STREET, SALISBURY, CT 06068**

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## **RESIDENTIAL**

**Location:** 37 Undermountain Rd., Salisbury, CT

**MLS#:** L134614

**Land Size:** .58 Acre

**Map:** 56, **Lot:** 25

**Vol:** 200, **Page:** 162

**Zoning:** R20

**Property Type:** Colonial

**Easements:** None known

**Year Built:** 1914

**Survey #:** 302

**Square Footage:** 2,158

Total Rooms: 8

**BR's:** 3 4 **BA's:** 2 Full, 1 Half

**Basement:** Full, unfinished

**Attic:** Full walk up

**Exterior:** Asbestos shingle

**Floors:** Wood

**Roof:** Composition asphalt shingle

**Garage:** 2 Car, detached

**Outbuildings:** None

**Cooling:** None

**Fireplace:** 1

**Heat:** OHA, Electric

**Oil Tank:** 275 Gal., in basement

**Electric:** 100 Amp

**Sewer:** Town

**Water:** Town

**Exclusions:** None Known

**Mil Rate:** 93 **Date:** 2009

**Taxes:** \$2,285 **Date:** 2009

**Please verify current taxes**

**Offered at:** \$359,000

## **DESCRIPTION:**

This 1914 Farmhouse is located on the edge of the village green and features eight rooms. The main floor has a large eat in kitchen, living room with fireplace, good sized dining room and a half bath. There is an additional room which could be used for office space, a family room or possible guest room. The second floor has 3/4 bedrooms with hard wood floors. The master bedroom has a dressing room with closets, full bath and sitting room or extra bedroom. Two more bedrooms and a full bath complete the floor plan.

On the outside is a small front porch, rear deck and a two story, oversized two car garage. The yard is a large, flat and level parcel with a paved driveway and parking area. The basement is unfinished and there is a full floored walk up attic. In need of a little TLC this property offers lots of potential and plenty of space. **Property ID# JHA223**



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