

(7) TAX DEEDED PROPERTIES IN WEARE, NH AT
PUBLIC AUCTION



**MULTI FAMILY & MIXED-USE PROPERTY
 SINGLE FAMILY • CAMP ON 10.7± ACRES
 VACANT WOODED LOTS**

SATURDAY, NOVEMBER 16 AT 10:00 AM

**Sale to be held at the Weare Middle School
 16 East Road, Weare, NH (Registration from 9:00 AM)**

ID#19-267 • We have been retained by the Town of Weare to sell at Public Auction these (7) properties which were acquired by Tax Collector's Deed. These properties have a total assessed value of \$828,600 and appeal to investors, builders, sportsmen or abutters!

SALE # 1: Tax Map 201, Lot 77, 325-327 North Stark Hwy



Mixed-use property on a Village zoned 6.01± acre lot at the Junction of Routes 114 & 77 • Fire-damaged 3-family home with 2,838± SF, 5 BR & 2 BA • 2,292± SF prefinished metal,



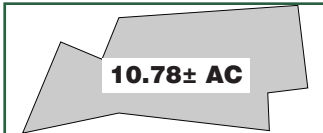
steel frame auto repair garage built in 2002 with 2 overhead doors • Assessed value \$273,900. 2018 taxes \$6,308. **DEPOSIT: \$5,000**

SALE #2: Tax Map 406, Lot 60, 1131 River Road

Ranch style home privately set at the end of a long driveway on a wooded 5.2± acre lot • 1-story home built in 1979 features 1,680± SF GLA, 3BR, 2 BA, 1-car under garage, 3-season porch, and deck • Zoned Residential • Assessed value \$222,200. 2018 taxes \$5,117. **DEPOSIT: \$5,000**



**SALE #3:
 Tax Map 411, Lot 42-2
 Dustin Tavern Road**



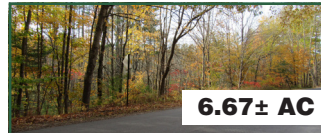
Camp with a garage and multiple storage sheds located on a 10.78± acre lot • Home sits back from the road and land is level in topography • Zoned Residential • Assessed value \$225,100. 2018 taxes \$5,184. **DEPOSIT: \$5,000**

**SALE #4:
 Tax Map 109, Lot 13
 N/S South Stark Highway**



Undeveloped 10.29± acre lot located along Route 114 • Most of the lot is wetland to the front with dry land to the rear of lot • Zoned Industrial • Assessed value \$47,600. 2018 taxes \$1,096. **DEPOSIT: \$1,000**

**SALE #5:
 Tax Map 401, Lot 3
 Reservoir Drive**



Undeveloped 6.67± acre lot along a paved road • Lot is wooded, slopes down from the road and rolling in topography • Zoned Rural Agricultural • Assessed value \$31,900. 2018 taxes \$735. **DEPOSIT: \$ 1,000**

**SALE #6:
 Tax Map 410, Lot 187
 Gettings Road**



Undeveloped 5.04± acre lot along a private dead-end dirt road in a quiet setting • Lot is wooded and rolling in topography • Zoned Residential • Assessed value \$16,400. 2018 taxes \$378. **DEPOSIT: \$1,000**

SALE #7: Tax Map 403, Lot 242, Boyce Road • Land locked 7.28± acre wooded lot • Part of parcel is located in Hopkinton • Zoned Residential • Assessed value \$11,500. 2018 taxes \$265. **DEPOSIT: \$1,000**

10% BUYER'S PREMIUM PAYABLE TO AUCTIONEER DUE AT CLOSING

PREVIEW: The properties are marked; a drive by is recommended.

Terms: All deposits by cash, certified check, bank treasurer's check, or other form of payment acceptable to the Town of Weare at time of sale; balance of purchase price due within 30 days after date of sale. Conveyance by deed without covenants. All properties sold "as is, where is" subject to all outstanding liens, if any. Other terms may be announced at time of sale.

All information herein is believed but not warranted to be correct. All interested parties are advised to do their own due diligence relative to the buildability/non-buildability of any lot and all matters they deem relevant

PLOT PLANS, PHOTOS & MORE DETAILS ARE AVAILABLE ON OUR WEBSITE



James R. St. Jean
 AUCTIONEERS

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