Residential 136403 Sold

115 Hamilton Square

Groton, NY 13073



Amps:

Formal Dining, Main Level Master, Three

Dehumidifier, Walk-in Closet(s), Window Covering(s), CO Detector, Smoke Detector

Cable TV, Fencing, High Speed Internet Avail, Porch, Storage Shed, Flower Gardens, Fruit

Single Family

200

Prop Sub-Type:

L\$95,000 C\$95,000 🗸



Original List Price: \$95,000 Closing Dt: 02/19/2013

Style: Ranch County: **Tompkins** Bedrooms: Hamlet/Subdivision: Groton Village 3 Full Baths: Property Location: Village of Groton

Half Baths: n

Apx Liv Area SqFt: 1.323 **School District: Groton Central**

Price SqFt: \$71.81 Elementary School: Groton

Sold Price SqFt: \$71.81

Source SqFt: Assessment Office Lake Rights/Descr.: No Rights Year Built: 1960 Lake Name: None

Driveway: Concrete . Paved Garage/Carport: 1 Car, Under

Zoning: 88000 Assessment: Deed Ref.: Tax Map#: 10.-3-1 Lot Size: 144 X 160 Available - Lister Survey:

Curr. Tot. Taxes: Apx Acreage: .50 Avg. Mo. Utilities: \$95 elec.

Deed Restrictions: No Spec. Assess/Sur.: No

Apx Liv.Area SqFt **Full Baths Half Baths** Full Baths **Half Baths** Apx Liv. Area SqFt Basement: Lower Level: n n 0 0 n 0 Main Level: 0 0 Upper Level: 0 0 Lvl Lvl **Dimensions** Lvl **Dimensions Dimensions**

Living Rm: Main 17 X 16 Master Bedroom: Main 15 X 10 Utility/Laundry:

Dining Rm: Main 15 X 11.5 Bedroom 2: Main 10 X 8 Other Rm 1: Main **PORCH**

Kitchen: Bedroom 3: 16 X 11 Other Rm2: Main 9.5 X 11 Main Bedroom 4: Family Rm:

Disclosures: Agriculture District, Electric/Surcharge, Lead, Property Condition

Financing Remarks:

Construction: **Energy Features:** Double Pane, Storm Door(s), Programmable

Thermostat

Washer

Season/Sun Room

Roof: Asphalt/F-Glass Shingle Floor Coverings: Ceramic Tile , Hardwood , Laminate , Wall/Wall Carpet

Other Rooms:

Interior Inclusions:

Exterior Features:

Basement/Found.: Full , Unfinished , Walk-Out Exterior , Block Fireplace/Stove: None

Exterior: Appliances Convey: Dryer, Garbage Disposal, Refrigerator, Stove-Gas Aluminum Siding

Heat/Cooling:

Electric, Central Air Conditioning, Furnace,

Baseboard, Forced Air, Other-See Remarks

Water Source: Municipal-Existing

Domestic Hot Water: Electric

Trees/Berries/Grape

Sewer/Septic: Municipal-Existing Oil/Gas/Mineral Rights: Not Leased

Insulation/Type: Full, Fiberglass, Cellulose **Green Certs.-Include Certs.:**

Directions/House Color: Hamilton Square is near the Groton High School - a circular cul-de-sac just off Route 38/creamy yellow.

Public Description: What a cute ranch located near Groton Schools. Benefit from LOW Village utilities. A large yard with many plantings, mature trees & sunny garden spaces. Hardwood floors in living room, dining room & bedroom. Large walk-in cedar closet in master bedroom. Main level laundry (washer/dryer will convey). Large enclosed back porch, covered back deck. Full basement with 1-car garage & storage plus good attic storage. Newer Kemedy Hardwood storage shed. Concrete driveway. Newer roof. Close to Village Park with pool, ballfields, playground. Also near old railroad bed which is a nice recreation trail.

PREPARED BY



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Dining Room View 2



Family Room



Living Rm View 1



Kitchen 2



Additional View 2

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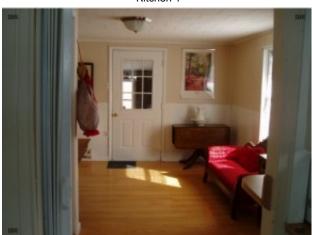
Close up



Close-up



Kitchen 1



Dining room View 1

Family Room

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Bathroom 1.



Bedroom 3



Garage



Master Bedroom



Additional 1



Additional View 2

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Additional 3



Back View



Additional View



Yard



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