

# Pall Spera Company Realtors LLC

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PALL SPERA COMPANY REALTORS LLC

Cambridge, VT 05464  
\$346,000

Price: \$346,000  
County: VT-Lamoille  
Acres: 1.86  
Property Type: Single Family  
Year Built: 2004

Bedrooms: 3  
Total Baths: 2  
Sq. Ft. (Total): 1536  
Subdivision Name:  
Agency/Brokerage: Jill Richardson  
RE/MAX North Professionals

### Interior Features

# Of Stories: 2  
Sq. Ft. (Total): 1536  
Sq. Ft. (Above Ground): 1536  
Sq. Ft. (Below Ground): 0  
Sq. Ft. Unfinished: 0  
Rooms: 6  
Bedrooms: 3  
Baths: 2

Interior Desc: Blinds,Dining  
Area,Kitchen/Family,Master BR w/ BA,Vaulted  
Ceiling,Laundry - 1st Floor  
Appliances Included:  
Dishwasher,Microwave,Range -  
Gas,Refrigerator  
Flooring: Carpet,Laminate  
Heating Cooling Fuel: Gas - LP/Bottle  
Water Heater: Gas - LP/Bottle,On  
Demand,Owned  
Basement Desc:  
Concrete,Daylight,Insulated,Roughed  
In,Storage Space,Unfinished,Walkout,Exterior  
Access,Stairs - Basement

### Exterior Features

Property Status: Pending  
Time Share: No  
Resort:  
Exterior Desc: Vinyl Siding  
Exterior Details: Porch - Covered  
Amenities/Services:  
Style of Residence: Contemporary,Walkout  
Lower Level  
Lot Size:  
Road Frontage: 0

Land Desc.: Country Setting,Sloping,Wooded  
Suitable Land Usage:  
Roof Desc.: Shingle  
Driveway Desc.: Gravel  
Foundation Desc.: Concrete  
Sewer Desc.: 1000 Gallon,Concrete,Leach  
Field - Mound,Leach Field - Off-Site,Septic  
Garage/Parking: Yes  
House Color:

Country Home ready to move in! New Kitchen with maple cabinets, new Frigidaire appliances, new counter tops, new flooring throughout main living area and recessed LED lighting. Open floor plan with kitchen, dining and living area with lots of windows for ample daylight! Private Master Bedroom with vaulted ceiling, private bath with jetted tub and walk-in closet. Main floor has two bedrooms, full bath and laundry room off to attached 3car garage with interior walk down to basement. Basement is unfinished with daylight windows and a walk out door; already

insulated, electrical roughed in and walls framed for family room, another room and closet or bath with ample space for storage as well. Whole House Generac Generator, hot water demand only 2 years old and deck was expanded and railing is new. Enjoy Lamoille Valley Rail Trail, Lamoille River for kayaking & fishing, Smugglers Notch Resort, all within minuets! Energy Certified Home. Showings Begin Friday 9/17!

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