

Residential
5038438
Active

Single Family

7 Carol Ann Lane
Amherst
Unit/Lot #

NH 03031

Listed: 4/29/2025
Closed:
DOM: 0

\$1,250,000



CountyNH-Hillsborough

VillDstLoc

Year Built2003

Architectural StyleColonial

ColorGray Blue

Total Stories2

Taxes TBDNo

TaxAnnlAmt\$15,232.00

Tax Year2024

Tax Year Notes

Rooms - Total14

Bedrooms - Total6

Baths - Total4

Baths - Full2

Baths - 3/41

Baths - 1/21

Baths - 1/40

SqFt-Apx Total Finished4,866

SqFt-Apx Total5,066

Lot Size Acres5.18

Lot - Sqft225,641

Footprint

Delayed ShowingNo

Date - Showings Begin



Unbranded Tour URL 1
Unbranded Tour URL 2

Remarks - Public WOW! Stunning 6 BR, 3.5 Bath Colonial on 5.18 acres with over 4,800 sq ft of luxurious living space, featuring high-end finishes and exceptional details. Main level boasts a beautiful kitchen with quartz countertops, farmhouse sink, and black walnut butcher block island. Custom range hood, energy-efficient appliances, gas stove, updated lighting, and a built-in coffee station with fridge complete the space. Enjoy the sun-drenched dining nook, newly added Butler's pantry, and renovated half bath. The formal DR flows into the elegant foyer and spacious LR with stone fireplace, built-ins, and natural light. Upstairs, the primary suite offers 12' ceilings, a jacuzzi tub, and ample closet space. The second floor also includes 3 BRs, a full bath, laundry, and a bonus room. The finished basement features 5 rooms, including a primary suite with full bath, double sinks, and large walk-in closet, plus a home office, bedroom, TV room w/fireplace, and extra storage. Outside, lush lawns, vibrant gardens, paver walkways, patio and an oversized driveway add curb appeal. Enjoy the farmer's porch, expansive garden, chicken coop, and oversized 3-car garage w/central vac, EV charger, and hot/cold water access. Plus, a separate workshop and storage shed complete this exceptional property. More features include HW and tiled floors, recessed lighting, ceiling fans, shiplap ceilings, and high-end irrigation. Don't miss out on this gem in sought-after Amherst.

STRUCTURE			
Construction Status	Existing	Estimated Completion	
Rehab Needed	No		SqFt-Apx Fin Above Grade3,690
Construction Materials	Wood Frame, Clapboard Exterior		List \$/SqFt Fin ABV Grade\$338.75
Foundation	Poured Concrete		SqFt-Apx Fin AG SourceMeasured
Roof	Shingle - Architectural		SqFt-Apx Unfn Above Grade0
Basement	Yes		SqFt-Apx Unfn AG Source
Basement Access Type	Interior		SqFt-Apx Fin Below Grade1,176
Basement Description	Daylight, Finished, Full, Insulated, Stairs - Interior, Storage Space, Walkout, Interior Access, Exterior Access		List \$/SqFt Fin Below Grade\$1,062.93
Garage	Yes		SqFt-Apx Fin BG SourceMeasured
Garage Capacity	3		List \$/SqFt Fin Total\$256.88
Parking	Auto Open, Direct Entry, Driveway, Garage, Parking Spaces 3, EV Charging Station(s), Attached		SqFt-Apx Unfn Below Grade200
			SqFt-Apx Unfn BG SourceMeasured
			SqFt-Apx Tot Below Grade
			SqFt-Apx Tot BG Source

PUBLIC RECORDS					
ROOMS	DIMS. /	LVL	ROOMS	DIMS. /	LVL
Kitchen	16'5" x 13'7"	1	Laundry Room	6'7"x5'11"	2
Kitchen - Eat-in	10'7"x23'7"	1	Family Room	24'4"x 34'10"	2
Dining Room	14'1"x13'2"	1	Primary BR Suite	15'1"x14'2"	B
Bath - 1/2	5'5"x5'8"	1	Bedroom	10'7"x14'5"	B
Living Room	15'4"x34'10"	1	Office/Study	10'2"x9'8"	B
Primary BR Suite	15'4"x20'11"	2	Rec Room	22'5"x12'4"	B
Bedroom	13'3"x13'11"	2	Bath - 3/4	10'10"x8'5"	B
Bedroom	12'9"x13'10"	2	Sunroom	27'3"x12'3"	1
Bedroom	12'8"x11'4"	2	Foyer	7'4"x14'5"	1
Bath - Full	8'6"x13'3"	2	Other	10'x14'5"	B
Bath - Full	15'1" x11'9"	2			
Deed - Recorded TypeQuit Claim					
Deeds - Total					
Deed - Book9428					
Deed - Page1515					
Deed 2 - Book					
Deed 2 - Page					
Plan Survey Number					
Property ID					
ZoningResidential					
Map005					
Block083					
Lot004					
SPAN#					
Tax Class					
Tax Rate					
Current Use					
Land Gains					
Assessment Year2024					
Assessment Amount\$664,300					
Assessments - Special					

LOT & LOCATION			
Development / Subdivision	School - District	Waterfront Property	No
Owned Land	School - Elementary	Water View	No
Common Land Acres	School - Middle/Jr	Water Body Access	No
	School - High		
Road Frontage	Lot Features	Water Body Name	
Road Frontage Type	, Wooded, Abuts Conservation, Near Paths	Water Body Type	
Privately Maintained	Suitable Use	Water Frontage Length	
Road Frontage Length	Zoning Description	Waterfront Property Rights	
ROW - Length	Residential	Water Body Restrictions	
ROW - Width			
ROW - Parcel Access	Surveyed		
ROW to other Parcel	Unknown		

UTILITIES

Heating Propane, Oil, Hot Water, Radiant Floor
Cooling None
Water Source Drilled Well, Private
Sewer Private, Septic
Electric 200 Amp, Generator Ready

Utilities Cable - Available, Underground Utilities
Internet High Speed Intrnt -AtSite, Internet - Cable

Fuel Company Lorden Oil
Electric Company Eversource
Cable Company Comcast
Phone Company N/A
Internet Service Provider Comcast

FEATURES

Features - Exterior Barn, Deck, Garden Space, Outbuilding, Porch - Covered, Porch - Screened, Shed, Windows - Double Pane, Poultry Coop
Driveway Common/Shared, Paved
Parking Auto Open, Direct Entry, Driveway, Garage, Parking Spaces 3, EV Charging Station(s), Attached
Flooring Bamboo, Carpet, Ceramic Tile, Hardwood, Tile
Features - Interior Blinds, Hearth, Kitchen Island, Primary BR w/ BA, Natural Light, Vaulted Ceiling, Walk-in Closet, Laundry - 2nd Floor

Appliances Dishwasher - Energy Star, Dryer - Energy Star, Microwave, Range - Gas, Refrigerator-Energy Star, Washer - Energy Star, Stove - Gas, Water Heater - Off Boiler, Wine Cooler, Vented Exhaust Fan
Equipment Irrigation System, Smoke Detector, Stove-Wood

Disclosures:

- Measurements are for marketing purposes only. Total Sq Ft is Measured.
- Seller is seeking to close ASAP, with Use & Occupancy and moved out by June 17th.
- Property Website: <https://7carolannlane.com/>

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