

**4 Huntington Drive**  
Hillsborough, NH 03244

**kW METROPOLITAN**  
KELLERWILLIAMS. REALTY  
**BEDFORD**

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**MLS# 4829433**



**\$78,000**

**720 Sqft**

OWNER FINANCING AVAILABLE. With 200 feet of direct waterfront on Sand Brook this outstanding 16 x 30 post and beam boathouse is designed with the look and feel of a New England Sugar Shack - including a working copula! With concrete footings set in structural dirt this metal roofed post and beam is engineered to rise high above the 100 year flood plain. The space below the raised structure also doubles as necessary space for future off grid success such as water storage and a remote composting system! The space offers a soaring high roof-line and a large loft. You will enjoy the sounds and views of the river, drop your kayaks in the nearby boat launch as well as enjoy beach rights to all of the 5 beaches that beautiful Gould Pond has to offer. Fox State Forest is a short bike ride up the road. In the winter this is a snowmobiling and ice fishing paradise! Finish the space with your off-grid vision, or go hybrid and use the active permit to bring in electric from the street. Gorgeous stone walls from times past are scattered throughout the wooded property. Included in this sale are 2 separately deeded abutting lots (for a total of 4 lots)! These abutting lots contain wetland and are most likely not buildable, however, they serve as a perfect wilderness privacy buffer as well as any additional offset space if buyer...



**Mary Bligh**

PHONE

**603-232-8282**