

Single Family - Attached



23 CONCORD ST.
Haverhill, MA: Winnekenni Park, 01830
Essex County

List Price: **\$749,000**

Style: **Craftsman, Other (See Remarks)**

Total Rooms: **9**

Color: **Grey**

Bedrooms: **3**

Grade School: **Pentucket Lake**

Bathrooms: **2f 1h**

Middle School: **JG Whittier**

Main Bath: **Yes**

High School: **Haverhill High**

Fireplaces: **1**

Approx. Acres: **0.28 (12,226 SqFt)**

Approx. Street Frontage: **80 Ft.**

Handicap Access/Features: **Yes**

Neighborhood/Sub-Division: **Lake Pentucket**

Directions: **Kenoza Ave. to Midlake St. To Concord St. DRIVEWAY IS ON MIDLAKE ST. Please park there.**

Beat the Spring market competition and BUY NOW! Country-Style, Custom Craftsman Architecture affording over 3000 square feet of tranquil, ergonomic living with direct lake views. Huge kitchen with downdraft gas range and custom cabinetry. MOVE-IN READY. MANY RECENT RENOVATIONS. Spacious formal dining room with lake views through a large bay window. Smoothly flowing floor plan with large bonus/family room. Three bedrooms with a central, sunken sitting area. Several very scenic hiking trails and parks within short walking distance including fishing, small-craft boating and more. Mostly finished basement with full bath and more. Custom designed, attractive and unique, cabin-style workshop. Two car attached garage. Mature landscaping and perennial flower gardens. Handicapped accessibility to the front doorway. A very welcoming feeling and a real gem!! A short walk to the beautiful Winnekenni Castle and Park. Swimming beach at nearby Plug Pond area.

Property Information

Approx. Living Area Total: **3,177 SqFt**

Living Area Includes Below-Grade SqFt: **Yes**

Living Area Source: **Public Record**

Approx. Above Grade: **2,563 SqFt**

Approx. Below Grade: **614 SqFt**

Living Area Disclosures: **Includes finished basement area of approximately 614 s.f.**

Heat Zones: **5 Hot Water Baseboard, Gas, Electric**

Cool Zones: **0**

Parking Spaces: **8 Off-Street, Improved Driveway, Paved Driveway**

Garage Spaces: **2 Attached, Garage Door Opener, Side Entry, Insulated**

Disclosures: **All measurements are approximate, not precise. Buyer should verify any measurements of concern. Some furniture may be included with the sale at the discretion of the Seller.**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	20X16	Fireplace, Ceiling Fan(s), Flooring - Stone/Ceramic Tile, Flooring - Laminate, Window(s) - Stained Glass, Handicap Accessible, Handicap Equipped, Main Level, Chair Rail, Deck - Exterior, Exterior Access, Paints & Finishes - Low VOC, Recessed Lighting, Wainscoting, Lighting - Overhead, Beadboard, Crown Molding
Dining Room:	1	18X17	Flooring - Laminate, Window(s) - Bay/Bow/Box, Deck - Exterior, Exterior Access
Family Room:	2	29X15	Skylight, Ceiling Fan(s), Ceiling - Beamed, Ceiling - Vaulted, Flooring - Wood, Recessed Lighting
Kitchen:	1	22X17	Bathroom - Half, Ceiling Fan(s), Flooring - Stone/Ceramic Tile, Dining Area, Pantry, Main Level, Cabinets - Upgraded, Chair Rail, Country Kitchen, Deck - Exterior, Exterior Access, Recessed Lighting, Stainless Steel Appliances, Wainscoting, Gas Stove, Peninsula, Lighting - Overhead, Beadboard, Crown Molding
Main Bedroom:	2	18X16	Ceiling Fan(s), Closet, Flooring - Wall to Wall Carpet, Lighting - Overhead, Closet - Double
Bedroom 2:	2	19X14	Ceiling Fan(s), Closet, Flooring - Wall to Wall Carpet, Lighting - Overhead, Closet - Double
Bedroom 3:	2	16X11	Ceiling Fan(s), Closet, Flooring - Wall to Wall Carpet, Lighting - Sconce, Closet - Double
Bath 1:	2	7.5X7	Bathroom - Full, Bathroom - Tiled With Tub & Shower, Bathroom - With Tub & Shower, Closet - Linen, Flooring - Stone/Ceramic Tile, Cabinets - Upgraded, Crown Molding
Bath 2:	1	6X3	Bathroom - Half, Flooring - Stone/Ceramic Tile, Main Level, Wainscoting, Beadboard
Bath 3:	B	8X5	Bathroom - 3/4, Flooring - Laminate, Lighting - Overhead
Laundry:	B	14X13	Bathroom - 3/4, Cabinets - Upgraded, Dryer Hookup - Electric, Washer Hookup, Lighting - Overhead, Laundry Sink
Sitting Room:	2	10.5X10	Closet/Cabinets - Custom Built, Flooring - Wall to Wall Carpet, Lighting - Overhead

Play Room:	B	17X15	Flooring - Wall to Wall Carpet
Other:	1	28X18	-

Features

Appliances: **Range**
Area Amenities: **Park, Walk/Jog Trails**
Basement: **Yes Full, Partially Finished, Interior Access, Concrete Floor**
Beach: **Yes Lake/Pond**
Beach Ownership: **Public**
Beach - Miles to: **1 to 2 Mile**
Construction: **Frame**
Electric: **110 Volts, 220 Volts, Circuit Breakers, 200 Amps, Other (See Remarks)**
Energy Features: **Insulated Windows, Storm Windows, Insulated Doors, Storm Doors, Prog. Thermostat**
Exterior: **Vinyl**
Exterior Features: **Porch, Deck - Wood, Storage Shed, Sprinkler System, Garden Area**
Flooring: **Wood, Tile, Wall to Wall Carpet, Concrete, Hardwood, Wood Laminate**
Foundation Size: **Irregular**
Foundation Description: **Poured Concrete, Fieldstone, Irregular**
Handicap Amenities: **Ramp(s)/No Steps**
Hot Water: **Natural Gas, Tank**
Insulation: **Full, Fiberglass**
Interior Features: **Cable Available**
Lot Description: **Corner, Paved Drive, Level, Scenic View(s), Other (See Remarks)**
Road Type: **Public, Paved, Publicly Maint., Sidewalk**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Sewage District: **Haver**
Terms: **Contract for Deed**
Utility Connections: **for Gas Range, for Electric Dryer, Washer Hookup**
Water Utilities: **City/Town Water**
Waterfront: **No**
Water View: **Yes Lake**

Other Property Info

Adult Community: **No**
Disclosure Declaration: **No**
Exclusions: **Personal Belongings and non-attached items. Although certain furniture will convey with the property**
Facing Direction: **West**
Green Certified: **No**
Home Own Assn: **No**
Lead Paint: **Unknown**
UFFI: **Unknown** Warranty Features: **No**
Year Built: **1917** Source: **Public Record**
Year Built Description: **Approximate, Renovated Since, Unknown/Mixed**
Year Round: **Yes**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Tax Information

Pin #: **662-2-36**
Assessed: **\$666,900**
Tax: **\$7,142.5** Tax Year: **2025**
Book: **26300** Page: **396**
Cert:
Zoning Code: **Res**
Map: **662** Block: **2** Lot: **36**

Seller-Offered Compensation

Seller-Offered Sub-Agency Compensation:
Not Offered
Seller-Offered Buyer's Broker Compensation:
Not Offered
Seller-Offered Facilitator Compensation:
Not Offered
Seller-Offered Compensation Based On:
Compensation Not Offered

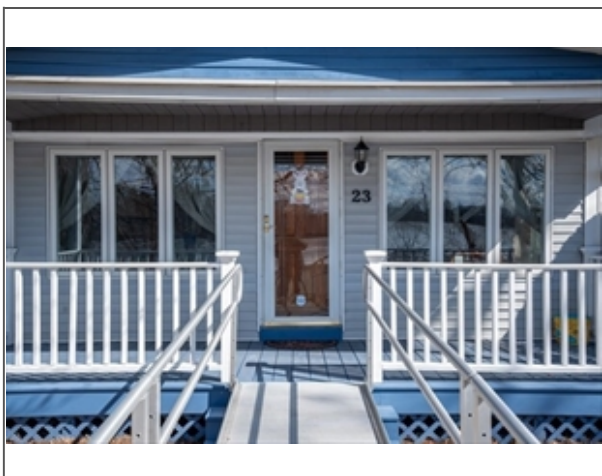
Office/Agent Information

Office: MLSLincolnWestonRealty (781) 235-7727
Agent: Peter Gottlieb (781) 235-7727
Team Member(s): Peter Gottlieb (781) 235-7727

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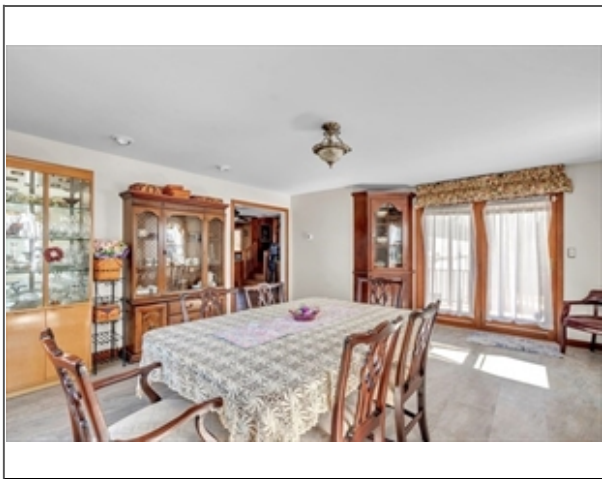
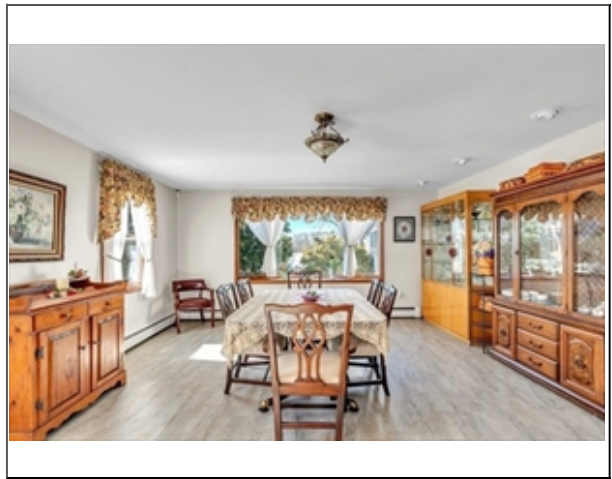
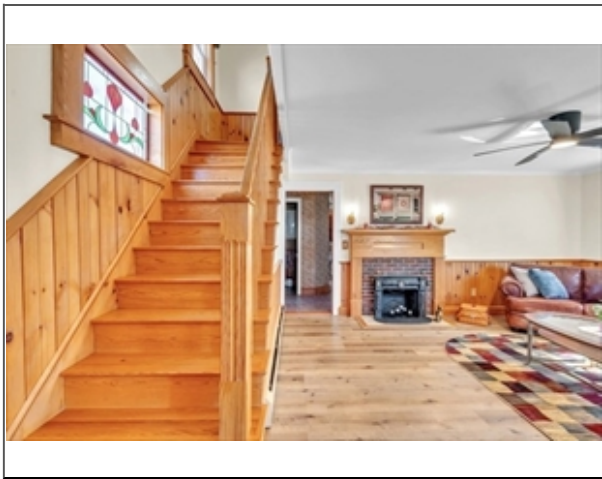
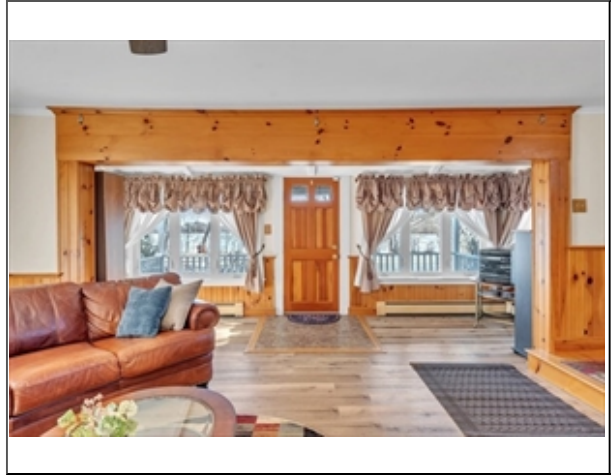
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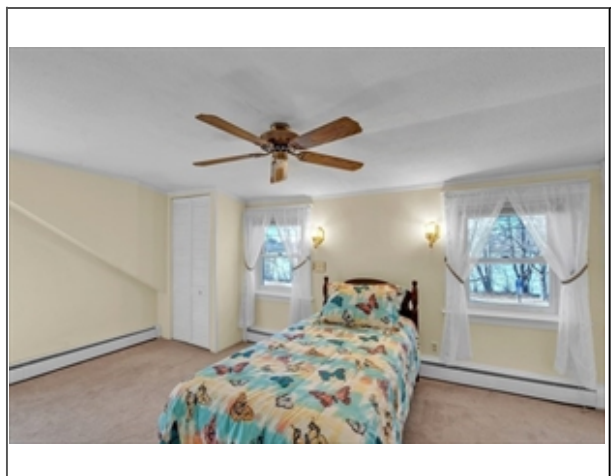
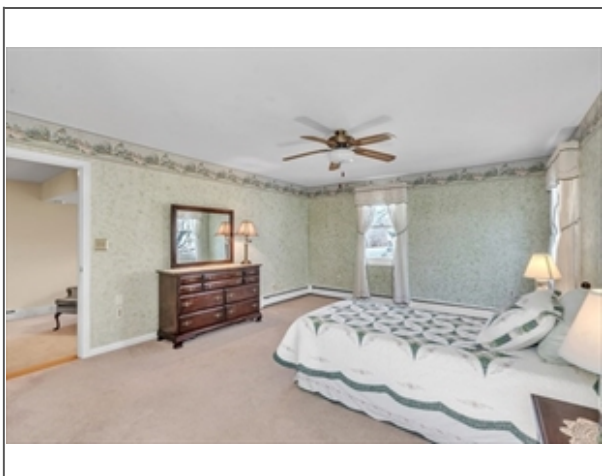
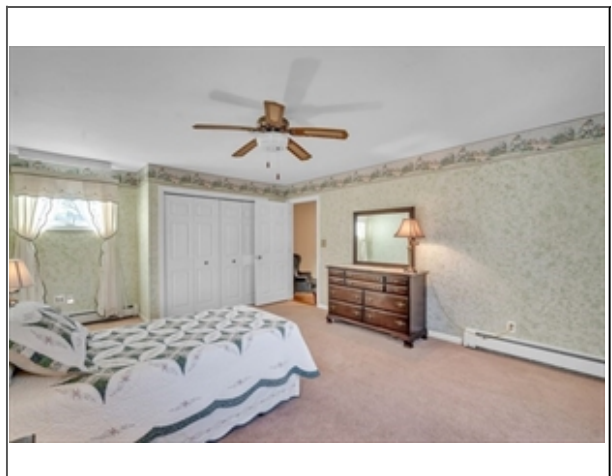
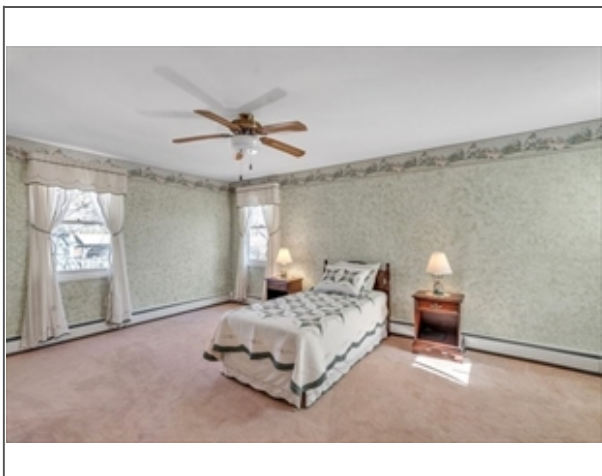
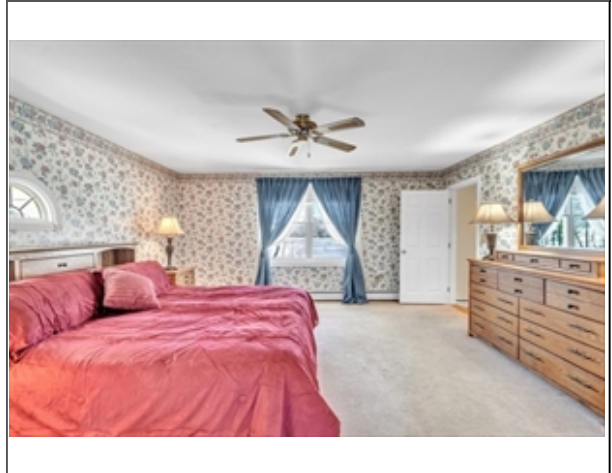
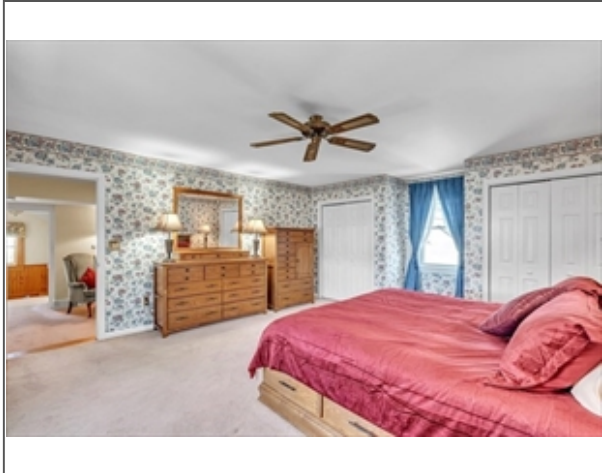
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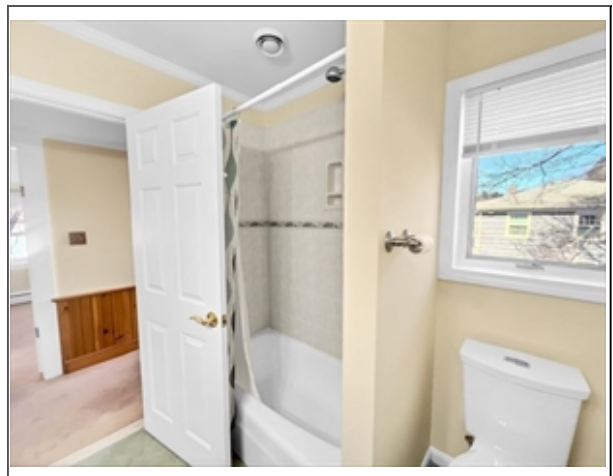
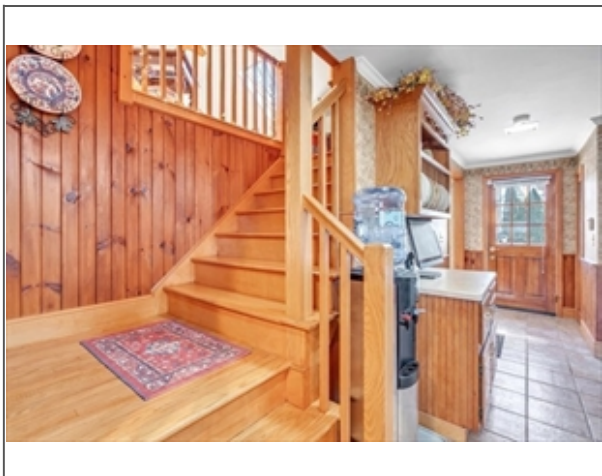
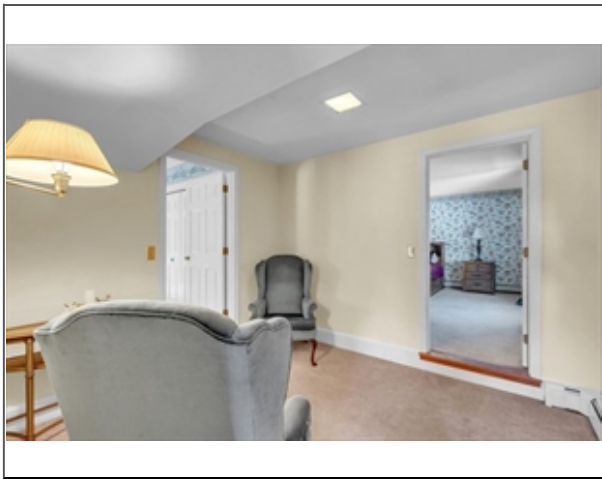
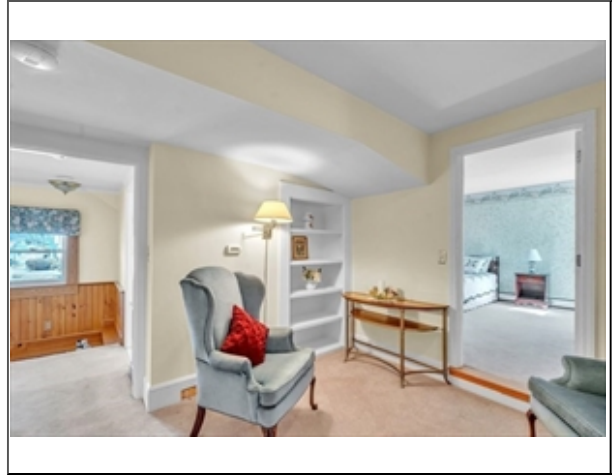
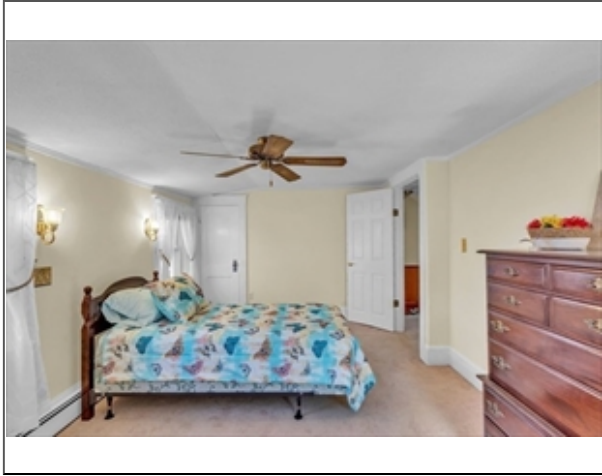
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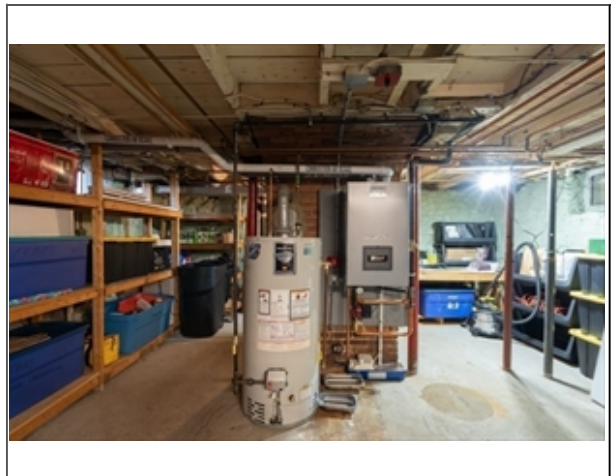
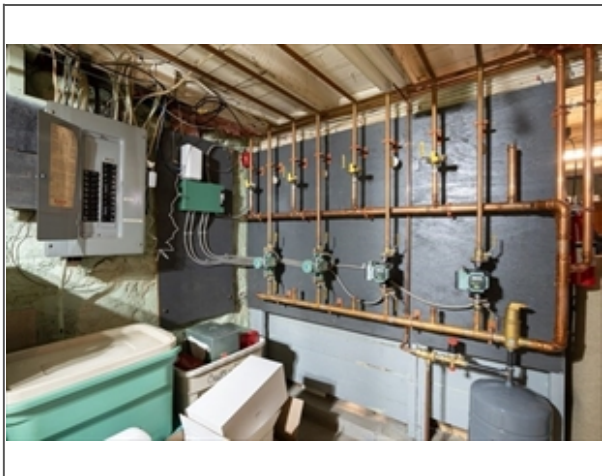
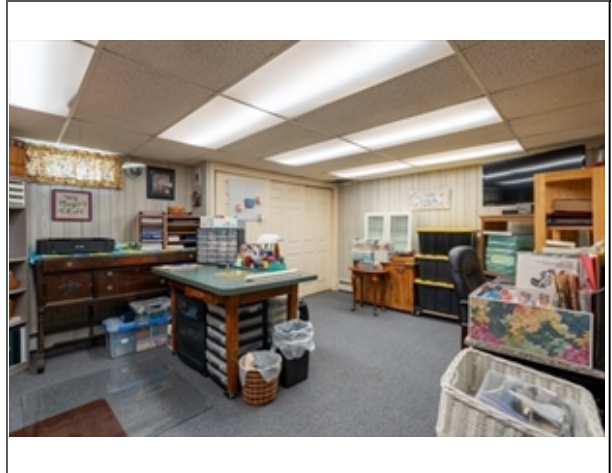
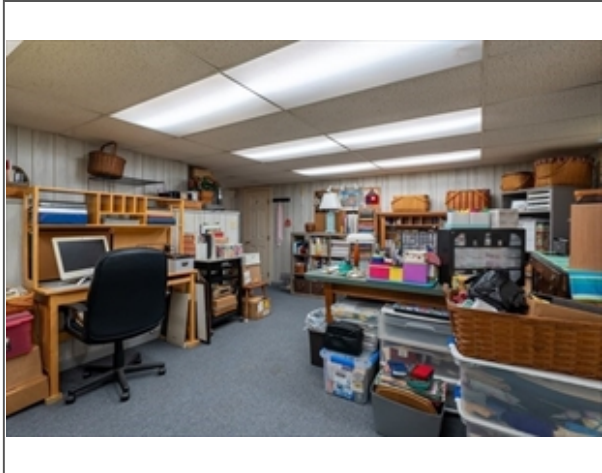
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