

**Public Synopsis**

**33 Cottage Park Road, Portland, ME 04103**

List Number: **1567210**

Status: **Active**

Neighborhood

Association:

County:

Property Type:

**Cottage Park**

**Association**

**Cumberland**

**Residential**

Association Fee: **\$700/ Annually**

Seasonal: **No**

List Price: **\$910,000**

Original List Price: **\$910,000**

Directions: Allen Ave Extension to Woodmere Road to Cottage park Rd. House in on the corner of Cottage Park Rd and Porch St.



General Information

Property Sub-Type: **Single Family Residence**

# Rooms: **9**

# Bedrooms: **3 Baths:3/1**

Style: **Shingle Style**

Color: **Natural stain**

Year Built: **1995**

Surveyed: **Yes**

# Fireplaces: **1**

Water Information

Water Frontage: **No**

Water View: **No**

SqFt Finished Above Grade +/-: **2,048**

SqFt Finished Below Grade +/- : **507**

SqFt Finished Total +/- : **2,555**

SqFt Source: **Public Records**

Leased Land: **No**

Lot Size Acres +/-: **0.28**

Source of Acreage: **Deed**

Zoning: **R-3**

Tax/Deed/Community Information

Book/Page/Deed: **27195/289/**

Map/Block/Lot: **376/ A/ 29**

Full Tax Amount/Year: **\$7,486/ 2022**

Tax ID: **PTLD-000376-A000029-000001**

Interior Information

<u>Room Name</u>	<u>Length</u>	<u>Width</u>	<u>Level</u>	<u>Room Features</u>	<u>Room Name</u>	<u>Length</u>	<u>Width</u>	<u>Level</u>	<u>Room Features</u>
Living Room			First	Cathedral Ceiling	Primary Bedroom			Second	Cathedral Ceiling
Bedroom 1			Second		Sunroom			First	
Bedroom 2			Second						
Dining Room			First						
Kitchen			First	Eat-in Kitchen					
Family Room			Basement						
Laundry Room			Second						

Appliances Included: **Dishwasher; Disposal; Dryer; Gas Range; Microwave; Refrigerator; Trash Compactor; Washer; Other Appliances: warming oven**

Property Features

Utilities On:	<b>No</b>	Construction:	<b>Wood Frame</b>
Site:	<b>Corner Lot; Cul-De-Sac; Well Landscaped</b>	Basement	<b>Finished; Full</b>
Driveway:	<b>Paved</b>	Info:	<b>Finished; Full</b>
Parking:	<b>1 - 4 Spaces</b>	Foundation	<b>Poured Concrete</b>
Location:	<b>Near Shopping; Near Turnpike/Interstate; Neighborhood</b>	Materials:	<b>Shingle Siding</b>
Restrictions:	<b>No Restrictions</b>	Exterior:	<b>Shingle</b>
Roads:	<b>Association; Dead End; Paved; Private; Public</b>	Roof:	<b>Shingle</b>
Transportation:	<b>Public Transport Access</b>	Heat	<b>Direct Vent Heater; Forced Air; Space Heater</b>
Electric:	<b>Circuit Breakers; Underground</b>	System:	<b>Direct Vent Heater; Forced Air; Space Heater</b>
Gas:	<b>Bottled</b>	Heat Fuel:	<b>Gas Bottled; Oil; Propane</b>
Sewer:	<b>Public Sewer</b>	Water	<b>Oil; Tank</b>
Water:	<b>Public</b>	Heater:	<b>Oil; Tank</b>
Equipment:	<b>Air Radon Mitigation System; Cable; Central Vacuum</b>	Cooling:	<b>A/C Units</b>
Basement Entry:	<b>Interior</b>	Floors:	<b>Carpet; Tile; Wood</b>
		Vehicle	<b>2 Car; Attached; Direct Entry to Living</b>
		Storage:	<b>2 Car; Attached; Direct Entry to Living</b>
		Amenities:	<b>Attic; Bathtub; Laundry - 2nd Floor; Pantry; Primary Bedroom w/Bath; Security System; Shower; Storage; Walk-in Closets</b>
		View:	<b>Trees/Woods</b>

Remarks

**Remarks:** Immaculate 3 BR, 3.5 bath home with an attached 2 car garage is a combination of cottage charm and warm elegance. Situated on a beautiful 1/4+/- acre corner lot in a private neighborhood of cottage style homes, this house features an open concept kitchen with high-end stainless appliances, granite counters, pantry, a cozy breakfast nook, and a formal dining room which is perfect for entertaining. A natural light-filled living room with a gas fireplace and built-in bookcases makes you want to curl up with a good book. Newly finished birch hardwood flooring, bead-board throughout and a finished lower level family room add to the cottage charm. Enjoy the porch or side deck overlooking the impeccable landscaping and gardens. A true joy to call this home!

**LO: Bean Group**

Prepared by Elizabeth Dubois on Tuesday, August 01, 2023 10:25 AM.

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