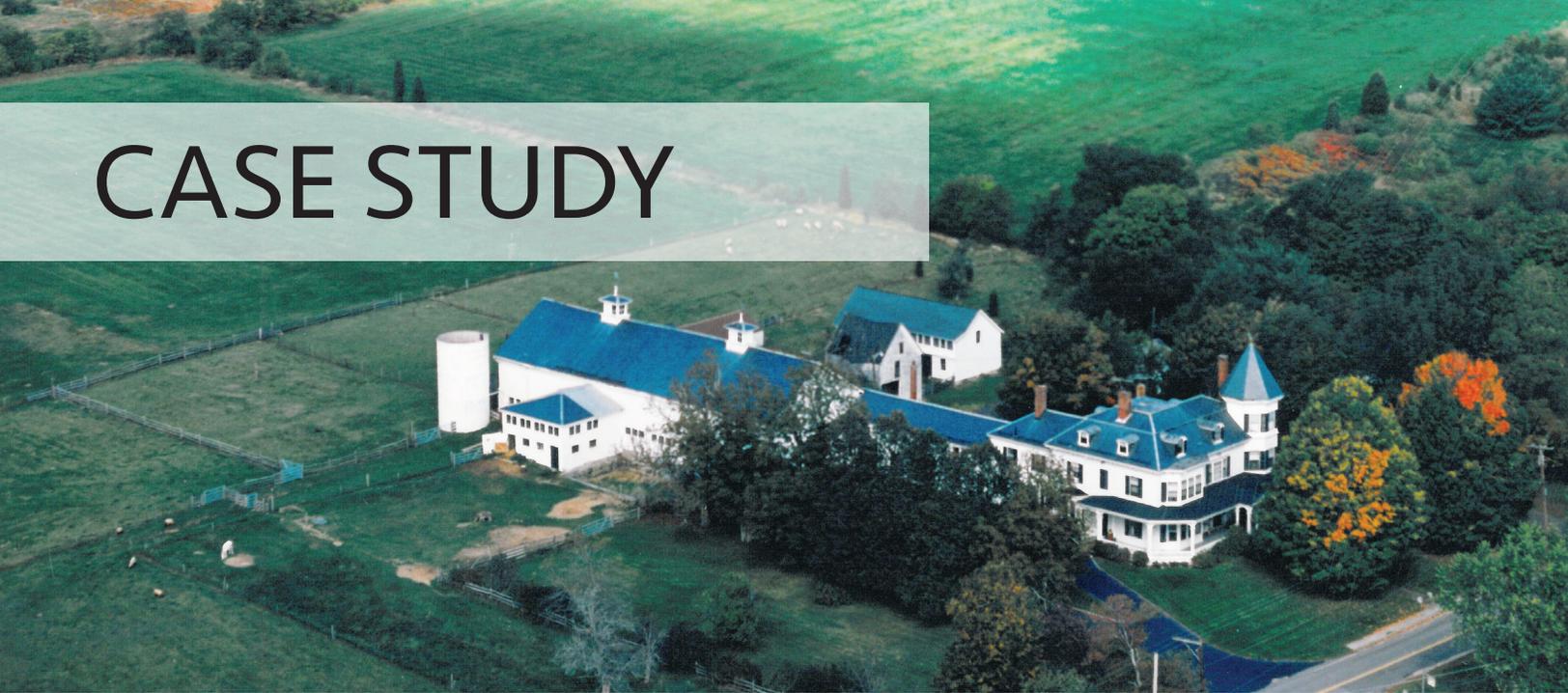


CASE STUDY



REAL ESTATE AUCTION North Hampton, NH

LANDMARK HOBBS FARM

Located at the intersection of US Route 1 (Lafayette Road), Elm Road and Hobbs Road is the landmark Hobbs Farm. The grand Victorian era home with 5,000± sq.ft. and 3-story approximately 42' X 120' barn with attaching carriage sheds presents an opportunity for numerous potential 21st century uses. Many wonderful features are intact as the basis for future renovation. The home and barn (Zoned IB/R) will be offered on 5.4± acres with the option to acquire an additional 6.4± or 23.3± acres. Abutting parcels zoned R-1 with frontage on Hobbs Road and Birch Road total 23.3± acres of open fields and will be offered in two parcels of 6.4± and 16.9± acres. The opportunity to own portions or the entire property is open to all prospective buyers with many varied interests. Potential uses to name a few: gentleman's farm, horse farm, organic farm, vineyard, unique restaurant, B&B, retail or office uses and residential commercial development. hire resort property with year-round appeal due to its location.

12PM-35

SOLD FOR \$909,500



Est. 1976

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