



# 7077

MLS#

**RE/MAX** Advantage Real Estate

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**Kristal Pooler**



Property Type

Street

City Ipswich MA Directions

Owners

Bank

Possession

Floor Plan	Rm.	Size	B	1	2	3
Living Rm	18 x 26			X		
Dining Rm	16 x 26			X		
Kitchen	23 x 27			X		
Family Rm						
Bedrooms					5	
Baths					3	
Half baths				2		
Shower						
Porch/Deck				X		
Fireplace	7			4	3	
Sun	11 x 44			X		
Foyer	17 x 22			X		
Mud	11 x 21			X		

Garage

<b>Price</b>	\$4,625,000 *	<b>Total Rooms</b>	15
<b>Style</b>	Tudor	<b>Total Baths</b>	F 3 H 2
<b>Age</b>	Circa 1910	<b>Total Bedrms</b>	5
<b>Exterior</b>	Stucco	<b>M.Bd.Size</b>	13 x 18
<b>Color</b>	Sand	<b>Master Bath</b>	Yes
<b>Zoning</b>	RRA	<b>R.E. Tax</b>	\$19,329.26 FY 2005
<b>Lot Size</b>	Approx 60 acres	<b>Assess.</b>	\$2,067,300
<b>Liv. Area</b>	7,832 SF	<b>Book</b>	12538
<b>Bldg. Area</b>		<b>Page</b>	544
<b>Roof</b>	Asphalt	<b>Floors</b>	Hdwd/Tile
<b>Foundation</b>	Fieldstone	<b>Plumbing</b>	Mixed
<b>Basement</b>	Full	<b>Heat</b>	Steam
<b>Insulation</b>	Partial	<b>Heat Cost</b>	
<b>Storm Wd.</b>	Yes	<b>Hot Water</b>	Super Stor
<b>Sump</b>	Yes	<b>HW Tank</b>	Yes
<b>Pool</b>	Yes	<b>Stove</b>	Gas
<b>Fence</b>	Paddocks	<b>Refrigerator</b>	Yes
<b>Water</b>	Municipal Water	<b>Dishwasher</b>	Yes
<b>Sewer</b>	Private Sewer	<b>Disposal</b>	No
<b>Electric</b>	200 amps C.B.	<b>Air Cond.</b>	No
<b>Gas</b>	Propane	<b>Ldry Equip</b>	Washer & Dryer
<b>Parking</b>	20+	<b>SAC*0%</b>	<b>BAC*2%</b> <b>*Per offer</b>

Indian Ridge Farm is a premier equestrian estate on nearly 60 acres. Glorious Tudor manor house, barn complex, guest house, gate house, indoor arena, nearby tidal dock. \*\$4.5 million without dock.

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