

99 Kibbe Rd. Otis MA 01253

List Price: \$899,000

Many opportunities await the fortunate buyer of this home. Currently one of the finest B & B's in Berkshire county. This property provides as an income base with a track record of use as a B & B along with outside space for a small wedding venue. Large enough to provide for a family, extended family and friends. The 5+ acres are landscaped and abut State Forest. Plus 50 feet of waterfront with a dock in a quiet cove just across the road on the Otis Reservoir. So if it's a grand home for a large family, an income driven property or both, this is a must see!

Property Highlights

Style: Colonial; NE Farmhouse
Exterior Color: White Year Built Apx: 2000 (Assessor Renovated Since)
Total Rooms: 12
Total Bedrooms: 6
Total Bathrooms: 7
Total Full Baths: 6
Total Half Baths: 1
Gas Fireplace
#: 2 Wood Fireplace
#: 2
Views: Scenic; Water



BerkshireMLS

(Residential MLS# 230448)

Interior Details

Interior Amenities: Alarm System; Cathedral Ceilings; Fireplace (s); Inlaw/ Guest Qtrs; Skylight(s); Walk In Closet(s)
Floor: Carpet; Ceramic; Wood
Heat/Cool/Vent: Central AC; Hot Water
Fuel: Oil
Hot Water: Oil
Insulation: Fiberglass
Appliances Incl: Dishwasher; Dryer; Range Hood; Range/Stove; Refrigerator; Washer
Electric Type: 200 Amp; Circuit Breaker
Accessibility: 1st Flr Bdrm w/Bath; 1st Flr Full Bath
Lead Paint: N/A, built after 1978

Rentals:

Room Details

Table with columns: Room Name, Level, Length, Width, Remarks. Lists various rooms including Living Room, Kitchen, Dining Room, Master Bedroom, Master Bathroom, Den, Three-Quarter Bathroom, Bedroom 2, Bedroom 3, Bedroom 4, Family Room, Kitchen, Living Room, Bedroom, Bedroom, Three-Quarter Bathroom, Half Bathroom, Other, and Other.

Exterior / Structural Details:

Exterior Amenities: Dock; Exterior Lighting; Fenced-Partially; Landscaped; Outbuilding; Porch; Privacy; Trash Private; Mature Landscaping
Exterior Color: White
Construction: Wood Frame
Roof: Asphalt; Fiberglass
Exterior Siding: Vinyl
Water: Private; Well
Well Detail: Drilled
Sewer: Private
Title V: Unk
Underground Oil Tank: Unk

Land Details:

Acres Apx: 5
Lot Size Dimensions: 217800
Lot Size SqFt: 217,800
Parking Type: Garaged & Off-Street
Lot Description: Wooded
Flood Hazard Area: Unk

Public Records / Legal Information

Zoning: Residential
Book: 3797 Page: 39
Map Ref: M: 17A L: 000037
Taxes: 4,888 (2020)
Assess Amt: ()
Restrict Covenants: No
Easement: Yes
Survey: No
Right of Way: Yes

Sale and Showing Details

Status: Pending
Contingent: No
Current Price: 899,000

Seller Terms:
Possession: @closing
Agent Interest: None

Report Generated by:

Original List Price: 939,000
Days on Market: 50

Side Agreement: No
Limited Service: No
Seller Disc: No

**REAL LIVING REALTY
PROFESSIONALS**

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Directions: RT 23 to West Shore Road, left onto Kibbe Road-house on the left.
Marketing/Headline: Otis Reservoir Waterfront!

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