

MARKETPLACE

EAGLETRIBUNE.COM

D

Classified
Connection
Begins on
Page D3

SUNDAY EAGLE-TRIBUNE Sunday, August 1, 2010 D1

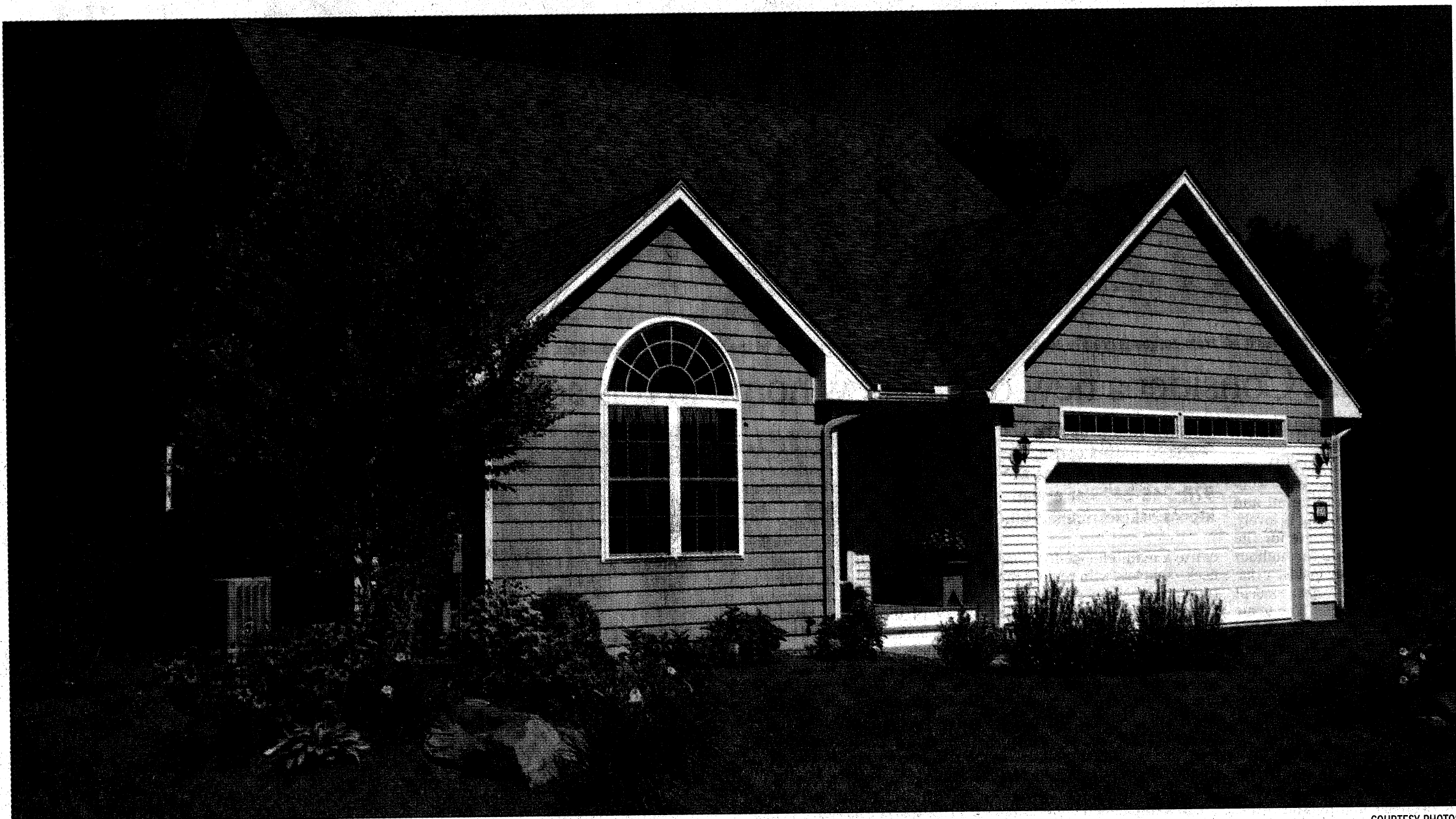
BRADFORD RANCH... NEW TO MARKET

Starting out or Downsizing? Immaculate Ranch on lovely landscaped lot. HW floors, Central Air, Sunroom, Garage

Call today, won't last... \$229,000

e-mail at June.Durso@Century21.com
Visit my Customer Web Site at: WWW.JUNEDURSO.COM

June Durso
978-360-5889
Century 21
McLennan & Co.



COURTESY PHOTOS

Country Hills, a new adult community in East Kingston, features an available unit that is almost new and in move-in condition.

Charming new active adult community in East Kingston

Open house today, from 10 a.m. to 4 p.m.

By LINDA GREENSTEIN
Correspondent

EAST KINGSTON — Active adults who are tired of mowing lawns, shoveling snow and the endless maintenance of home upkeep need look no further than Country Hills for a new, carefree lifestyle.

Country Hills is an active adult community of 36 detached luxury homes set on 37 acres of rolling countryside in charming income-tax free East Kingston. Set along winding country streets that reflect the pristine care and quiet pride of the neighborhood, this welcoming new community offers three different home designs to choose from, and the

AT A GLANCE:

Where: Country Hills of East Kingston, 34 Autumn Lane, off Route 108, East Kingston

Designed for: Active adults age 55 and older

Price: Ranging from \$329,900 to \$359,900; one finished home available at \$348,000

Listed by: Star Higgins, Carey & Giampa Realtors, 603-944-1853

variety gives the neighborhood an attractive mix of colors, styles and details.

Arriving at Country Hills, a visitor immediately feels welcome and relaxed. The surrounding countryside of farmland and

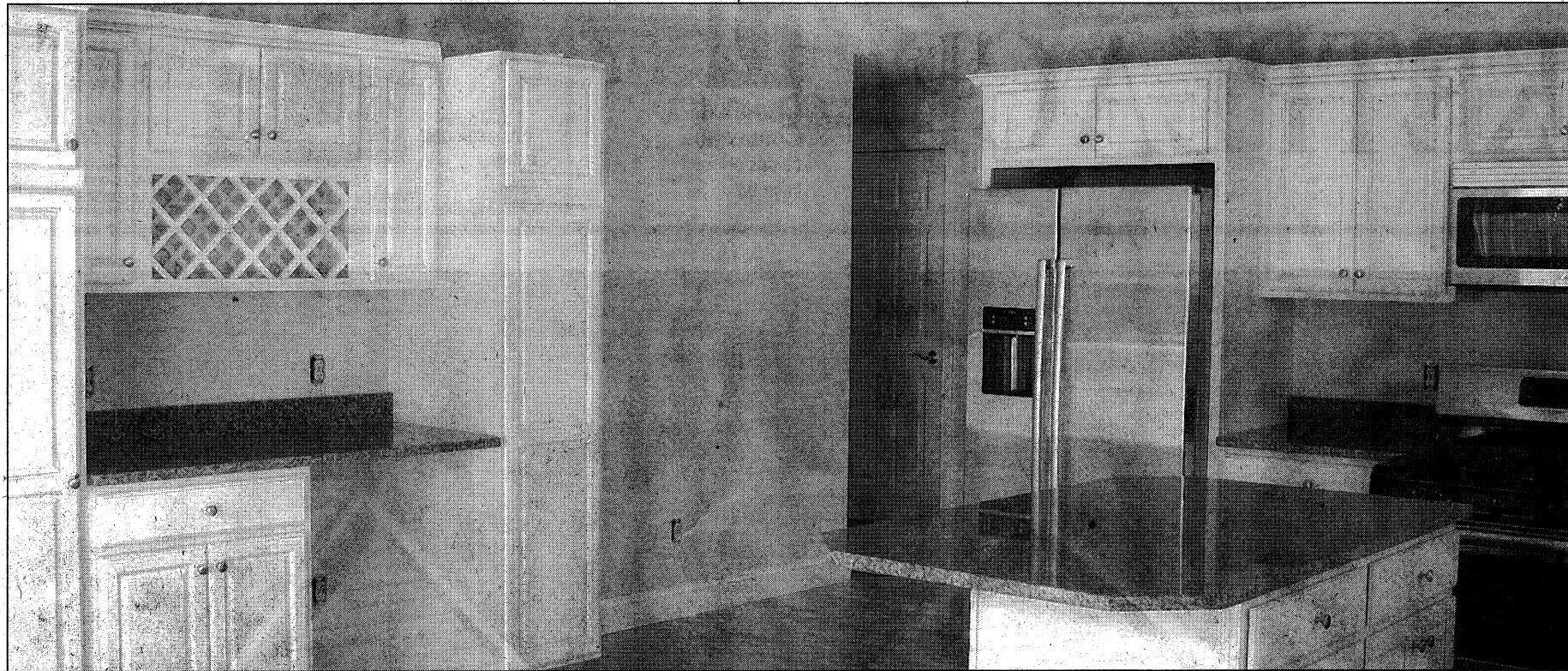
forests is lovely, and the neighborhood is delightful, with the cottage style homes and professional landscaping. The well-established neighborhood has only six build-to-suit lots left, along with one home currently under construction.

For those active adults ready to make the move, Country Hill offers three distinctive floor plans for new construction, with prices ranging from \$329,900 to \$359,900. For anyone who would prefer a finished home, there is one almost-new home in move-in condition available at \$348,000 due to the homeowner relocating out of the state.

Please see **COUNTRY**, Page D2



A small patio off the back deck provides a nice dining area.



COURTESY PHOTOS

The well-designed kitchen has it all, from gorgeous granite countertops and richly hued wood cabinets, to the stainless steel appliances, a center island and pantry.

COUNTRY: Consider a new, or like-new home in this adult community

■ Continued from Page D1

The available home is luxurious inside and out, with wonderful attention to detail and style. The landscaping is lovely, and that sets the tone for the sophisticated style throughout the home. Stepping inside, a visitor is struck by the open concept and high-end details. The home is visually exciting, with vaulted ceilings, Palladian windows, a stunning gas log fireplace and a loft. The open design accentuates the home's spaciousness, and fills every room with natural light.

The formal living room is a pleasure, with a gleaming oak floor, elegant moldings, a classic fireplace mantle and arched windows. It is easy to envision relaxing in front of the gas log fireplace on a crisp, cool night while stargazing out the Palladian window at the vast sky, unspoiled by urban light pollution.

The living room is open to the large dining room and is perfect for entertaining. The spacious dining room, excellent for romantic dinners and family gatherings, is bright, with oversized double windows that offer picturesque, verdant views.

The dining room leads to the stunning kitchen. This well-designed kitchen has it all, from gorgeous granite countertops and richly hued wood cabinets, to the stainless steel appliances, a center island and pantry. It is a fantastic room filled with sunlight from the multiple windows and open to a brilliant breakfast area.

The breakfast area has sliders

To have your property featured in this space, please call Kara Fedas at 978-946-2495 or e-mail kfedas@eagletribune.com.

out to a maintenance-free back deck, complete with remote controlled retractable awning. Just a few steps down is a divine patio that is perfect for outdoor dining. Abundant sunlight warms the whole room and provides a real connection to the splendid natural landscape. Whether it is morning coffee in the breakfast area, drinks on the deck, or steaks on the grill, the seamless connection makes for an effortless and pleasurable lifestyle.

The well-planned home offers complete, one-floor living, with a half bath and laundry closet next to the marvelous master bedroom suite.

The sunny master bedroom is plushly carpeted for comfort, with a walk-in closet and a second large closet. The well thought out combination of windows bathes the spacious room in natural light, but also provides for privacy. The master bath is extraordinary, with a Jacuzzi tub, separate four foot shower, and an attractive ceramic tile floor.

The charming house has an eye-catching hardwood staircase to the second level. Thoughtfully, the staircase is lit by soft, built-in lights. Upstairs is a tremendous loft room that is open to the floor below with a handsome railing. This 17-foot by 17-foot space would make an excellent family room, den or home office.

A spacious sunlit en-suite

second level bedroom is spacious. It would be a great guest room or room for a visiting college student. The full bath is nice and matches the elegant details found throughout the home.

The newly finished walk-out lower level is an incredible bonus. With full-size windows and double walkout doors to the backyard, the space is bright. It has been cleverly divided to create a huge, relaxed family room, with outstanding space for a television and comfy furniture. A second area currently holds a game table to be included in the sale, and a half wall establishes a neat hobby room, with benches, storage shelves and wash sink.

Like all of the homes at Country Hill, this one has an attached two-car garage, central air conditioning and underground utilities. The beauty of this home, in immaculate move-in condition, is that the buyers will get all of these extras at an affordable \$348,000.

All of the new homes offer plenty of living space without being overwhelming, and all exterior maintenance and landscaping is taken care of. There is even a fabulous clubhouse with a fully-equipped kitchen and fireplace for resident gatherings.

Country Hills has a nice, neighborhood feel where residents greet one another and make time to stop and chat. The location is truly special. Even as the neighborhood maintains its serene pastoral feel, there is nearby shopping in historic downtown Exeter, and golf at Apple Hill or Kingston Fairways, just five minutes away. All of the conveniences of Route 101 are



Stairs lead to an open loft area.

just 5 miles from the neighborhood, Interstate 95 is 10 minutes away, and the ocean and beaches are only a short drive.

The builders, Gary Densen and Jeff Caley, have been creating distinctive new homes in New England for more than 23 years. They are known for high quality workmanship and their hands-on approach in all phases of construction of each home they build. Local builders, their personal involvement is evident in the attention to detail and the satisfaction of their customers.

To appreciate all of the

nuances of this terrific, new community, one has to really see it in person. There is an open house today, from 10 a.m. to 4 p.m., showing both a finished newly constructed home and the resale home. For those who cannot attend today, Country Hills is open every Saturday and Sunday, from 11 a.m. to 2 p.m.

For directions, information or a private appointment, contact Star Higgins at Carey & Giampa, 603-964-7000, ext. 154, directly at 603-944-1853, or visit countryhills.com and 34Autumlane.com.

Economy just right for some to build

BY ALAN J. HEAVENS
The Philadelphia Inquirer

PHILADELPHIA — Forget the still-sputtering economy, tight credit and all the other reasons not to take that giant leap of real estate faith right now.

For some people, now is precisely the right time to build the house they want.

Like Jennifer and Julio Cassanelli, who bought a three-bedroom house in Williamstown, N.J., soon after they married — before Anastasia, 7; Angelina, 5; and Amelie, 2, came along.

“Three girls and 1 1/2 bathrooms,” their mother said. “Can you imagine what things would be like when they’re teenagers?”

Then there is Katherine and Jonathan Mattison, who married in May. With the two children from her first marriage, Charlie, 4, and Hannah, 2, the couple are living with her mother, Jane Wellbrock, in a four-bedroom house.

“Hannah came here right after she was born,” Wellbrock said. “She doesn’t know anything but this house.”

For each family, a freshly built home was the answer: for the Cassanellis, a \$307,000 four-bedroom, two-bath single a mile from their old house; for the Mattisons, a \$237,500 three-bedroom, 2 1/2-bath townhouse in Avondale, Pa.

And why not, with builders so eager to deal they’re offering incentives and discounts and faster move-ins? After the latest round of tax credits for home buyers expired April 30, new-home sales nationwide for May plunged to a seasonally adjusted annual rate of 300,000, the lowest since recordkeeping began in 1963.

“Buyers might do as well or better now than when the tax credit was available, since some builders may need to move inventory that did not sell in March and April,” said Wayne Norris, regional sales manager for Hanley Wood Market Intelligence, which tracks U.S. new-home sales.

Neither the Cassanellis nor the Mattisons wanted to buy fixer-uppers.

In 2008, during her divorce — but “fortunately before the crash,” Katherine Mattison said — she sold a 250-year-old house that needed lots of work.

“Not this time,” she said.



McKeon Corcoran Real Estate

800 Broadway, Haverhill, MA 01832
978-374-0112 MA and NH 800-698-1672

REHAB SPECIAL

95 Eudora St.

OPEN HOUSE

57 Naples Rd.



Prudential

Ben Consoli, REALTORS

297 South Main Street
BRADFORD, MA
978-372-9171
www.PrudentialConsoli.com

NEW LISTING

BRADFORD - A stunning home situated on the

NEW LISTING

Bradford - Luxury & style overlooking the