



HOMES FOR SALE BARRE TOWN

NO ASSOCIATION FEES!

SINGLE FAMILY & CONDOS AVAILABLE



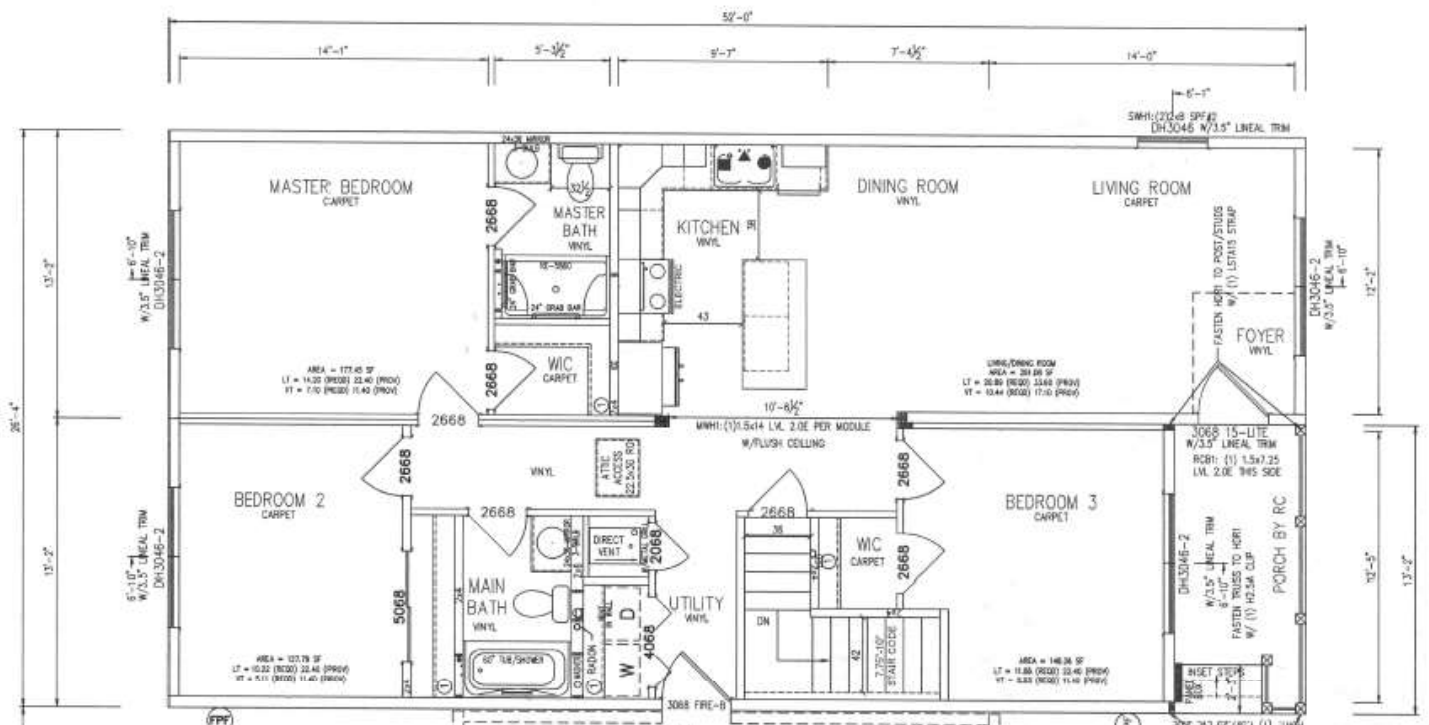
ONE FLOOR LIVING

- 2 or 3 Bed & 2 Bath
- Attached 2-Car Garage
- Porch at Front Door
- Deck or Patio at Slider
- Upgraded Insulation
- Open Concept
- Town Utilities
- Basement Storage
- Minutes from I-89, Montpelier & Barre

(802)229-2721

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CONDOMINIUM

11 PAYTON LANE

LOT 31

.27 COMMON ACREAGE

NO ASSOCIATION FEES!

FOR SALE

\$410,000



**READY FOR OCCUPANCY
MID JUNE 2024**

SPECIAL FEATURES

- 3 Bedrooms
- 2 Bathrooms
- 1,299 +/- Square Feet
- Attached 2-Car Garage
- Covered Front Porch
- Rear Patio
- Town Utilities
- DH Windows
- Solar ready roof
- Upgraded Insulation
- Step-in Master Shower

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11 PAYTON LANE BUILDING SPECS

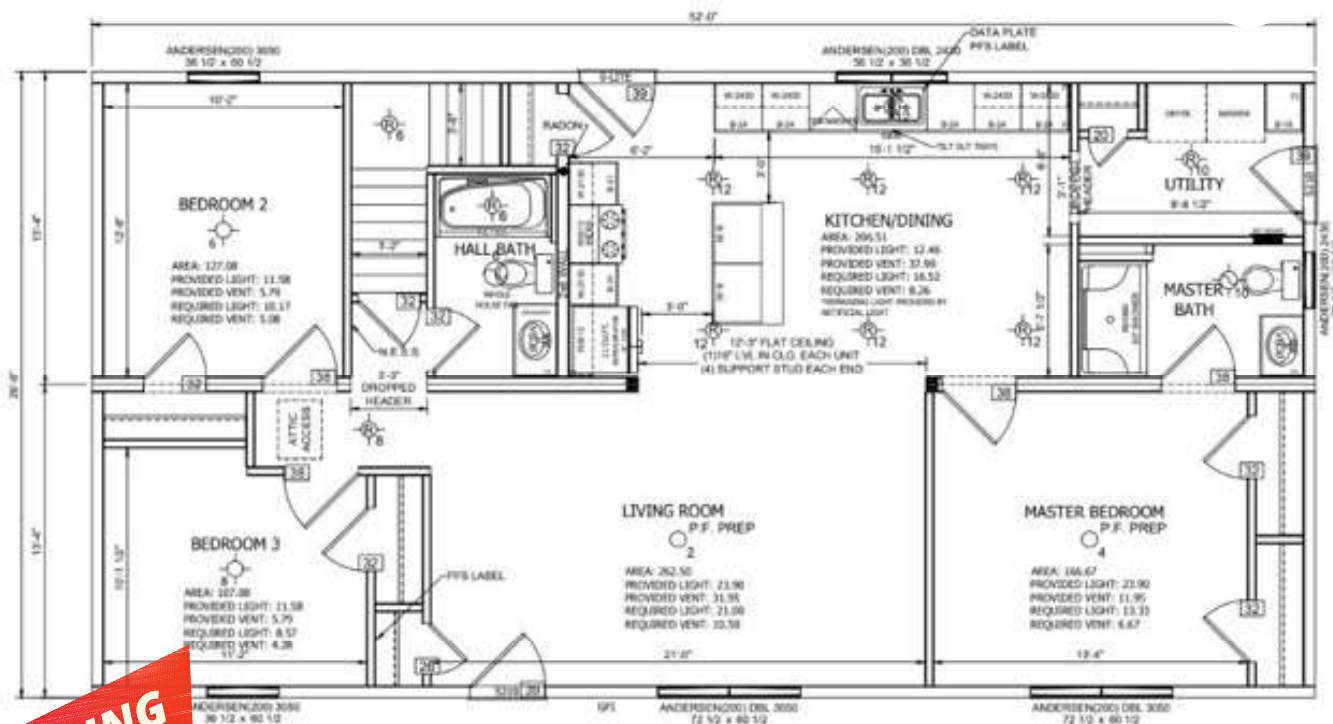
- Tamko Rustic Black Architectural Shingles
- 7/12 Roof Pitch @ 16" O.C.
- Ice Shield around Perimeter of Roof
- House Wrap
- 2x6 Exterior Walls @ 16" OC
- 7/16" OSB Sidewall & Endwall Sheathing
- Covered Porch with Composite Decking with White Vinyl Rail & Posts
- R-21 Batten Wall Insulation
- R-5 1" Blue Foam Insulation on Exterior & Gable Ends
- Slate Certainteed Vinyl Siding with White Cornerposts & Savannah Wicker Shake Accent
- Wide Lineal Trim on all Windows
- 2 Frost Proof Exterior Faucets
- 7D Triple Pane Windows
- Window Grids & Screens
- 15-Lite Fiberglass Front Door
- Steel Door at Garage Access
- 2 Exterior GFI
- 200 AMP Electrical Service
- Electric Door Chime at Front Door
- Snowbound Maple Cabinets
- Toggle Light Switches
- 1 Phone Jack in Master Bedroom
- 2 TV Jacks - 1 Living Room & 1 Master Bedroom
- New England Safety Switch
- Water Shut-Offs Where Accessible
- 50 Gallon Electric Water Heater
- Miller High Efficiency Direct Vent Gas Furnace
- Stainless Steel Whirlpool Kitchen Appliances with Electric Range
- Refrigerator with Ice/Water Dispenser
- A/C Ready Programmable Thermostat
- 18 oz. Carpet in Living Room & Bedrooms
- Beaufloor Vinyl Flooring in Kitchen, Dining Room, Utility, & Bathrooms
- 2-Panel Interior Doors
- Wire Shelf over Washer/Dryer Area
- Wire Shelves in Closets
- Grab Bars in Master Bathroom
- Crescent Edge Kitchen Countertop
- Nickel Bath & Lockset Fixtures
- Cultured Marble Bath Countertops
- Ceiling Fans in Living Room & All Bedrooms



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**READY FOR OCCUPANCY
SUMMER 2024**



**COMING
SOON**

**SINGLE FAMILY HOME
91 IVAN DRIVE**

**LOT 6
.22 ACRES**

**NO ASSOCIATION
FEES!**

**FOR SALE
\$459,000**



SPECIAL FEATURES

- 3 Bedrooms
- 2 Bathrooms
- 1,386+/- Square Feet
- FHA Heating System
- Hickory Raised Panel Cabinets
- Basement Storage
- Town Utilities
- Rear Deck
- Andersen Windows
- Step-in Master Shower

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91 IVAN DRIVE BUILDING SPECS



- 5/12 Roof Pitch @ 16" O.C.
- R-21 Exterior Wall Insulation
- R-5 1" Foamboard Insulation on Exterior Walls
- 7/16" OSB Sheathing
- 2x6 Exterior Walls @ 16" O.C.
- Dual Black IKO Shingles
- Flint 3800 Series Vinyl Siding
- Andersen .27 U-Factor Windows
- 6-Panel Interior Doors
- 3' Interior Doors at Bedrooms
- Delany Brushed Nickel Locksets
- Tilt-Out Tray at Kitchen Sink
- Drawer Bank in Kitchen
- Crescent Edge Countertop Throughout
- Laminate Backsplash Throughout
- Hickory Raised Panel Cabinets
- Dovetail Drawer Construction
- 60" Tub/Shower Combo in Bath 2
- Elongated Toilets in Both Baths
- 60" Shower in Master Bathroom
- 200 AMP Electrical Service
- Recessed LED Lighting
- Ceiling Lights in Secondary Bedrooms
- Prep for Ceiling Fan in Living Room & Master Bedroom
- New England Safety Switch
- Smoke/CO Detectors per Code
- Toggle Light Switches
- Programmable Thermostat
- High Efficiency FHA Gas Furnace
- Kitchen Island with Breakfast Bar
- Overhead Cabinet Cove Molding
- Base Cabinet with Countertop in Utility Room
- 9-Lite Gable End & Rear Exterior Doors
- 6-Panel Insulated Front Exterior Door
- Washer/Dryer Prep on Main Floor
- Entry Closet at Front Door plus Storage Closet in Utility Room
- Dual Closets in Master Bedroom
- Congoleum DiamondFlor Vinyl Flooring
- 18 Oz. White Eagle Tweed Carpet
- Window Grids
- Black Kitchen Appliances
- Electric Range
- 8" Stainless Steel Double Bowl Kitchen Sink
- Panasonic Lighted Bathroom Vent Fans
- Covered Front Porch
- Rear Deck
- Attached 2-Car Garage

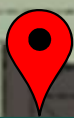


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Project Open &
on Space

Lot Types:
Premium Lots 
Standard Lots 



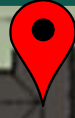
91 Ivan Drive

Blake Drive

Ivan Drive

Mathieu Drive

11 Payton Lane



Payton Lane

