

*Presented by*

*Chesapeake Bay Properties*

*410-820-8008*



**OWNERS: Barton C. and Carol F. Green  
9356 Bantry Road  
Easton, Maryland 21601**

**LEGAL**

**DESCRIPTION: Tax Map 24 Grid 6 Parcel 186 Lot 26  
Deed 1298/492  
Plat 24/97 Covenants and Restrictions 453/8  
Bantry Property Owners Association \$125.00 annual fee**



**PROPERTY: A 4 bedroom Tidewater Colonial situated on 5 acres in a park like setting in Bantry. Broad, southwest waterviews of the Miles River, a point with 400 feet of stable waterfrontage. Pier with boat lift and 4 1/2 ft MLW.**

**RESIDENCE: Approximately 5000 sq. ft., built in 1981 by Frank Daffin, with extensive 2006 renovations including new kitchen, new bathrooms.**





#### **FIRST FLOOR:**

- Entrance Hall
- Living Room, fireplace, heart of pine floor 14 X 22
- Dining Room, heart of pine floor 14 X 22
- Family Room, fireplace, heart of pine floor 18 X 18
- Gourmet kitchen, renovated 2006, with new appliances, small office with built in bookcases, desk and cupboards 21 X 18
- Large sunny den/study, built in bookcases 15 X 27
- Full Bath and Half Bath

- Large sunroom, brick floor 11 X 40
- Master Bedroom, heart of pine floor 12 X 18
- Master bath, custom tiled shower; separate dressing room with vanity walk in closet
- Library off master bedroom, fireplace, heart of pine floor separate entrance 12 X 16
- Laundry/closet area with separate entrance
- Six entrances to house
- Many interior doors and pocket doors for privacy.



## SECOND FLOOR:

- Bedroom, heart of pine floor 12 X 16
- Bedroom, heart of pine floor 24 X 12
- Bedroom, heart of pine floor 18 X 12
- Storage Room/Playroom 33 X 12
- Unfinished storage room with stairs to garage
- Full bath



**GUESTHOUSE: Built in 1994**

**First Floor:**

- **Living Room , fireplace** **18 X 15**
- **Kitchen** **17 X9**
- **Dining Area**
- **Powder Room**
- **Front and back porches**

**Second floor:**

- **Bedroom** **15 X 11**
- **Full bath**

**MISCELLANEOUS:**

- **Fire, smoke and high/low temperature alarm system with remote monitoring**
- **Many built in bookcases throughout house**
- **Several new large windows**
- **New water tank**
- **Electric and plumbing upgraded throughout house**
- **New digital thermostats and electrical switches mostly on dimmers**

- Refurbished outside shed, added lights, shelving & carpeting
- 2 to 3 car attached garage with electric overhead doors
- Crawl space; concrete floor & lights
- Additional landscaping
- 10,000 lb boat lift
- Pool with pool house/shed
- Mature trees throughout property
- 2 zone heat pumps
- 2 zone central air
- Guesthouse: Heat pump/central air

**TAXES: \$9347 (\$7584 with Homestead Credit)**

**PRICE: \$3,250,000**



This information, although, believed to be accurate is not guaranteed.

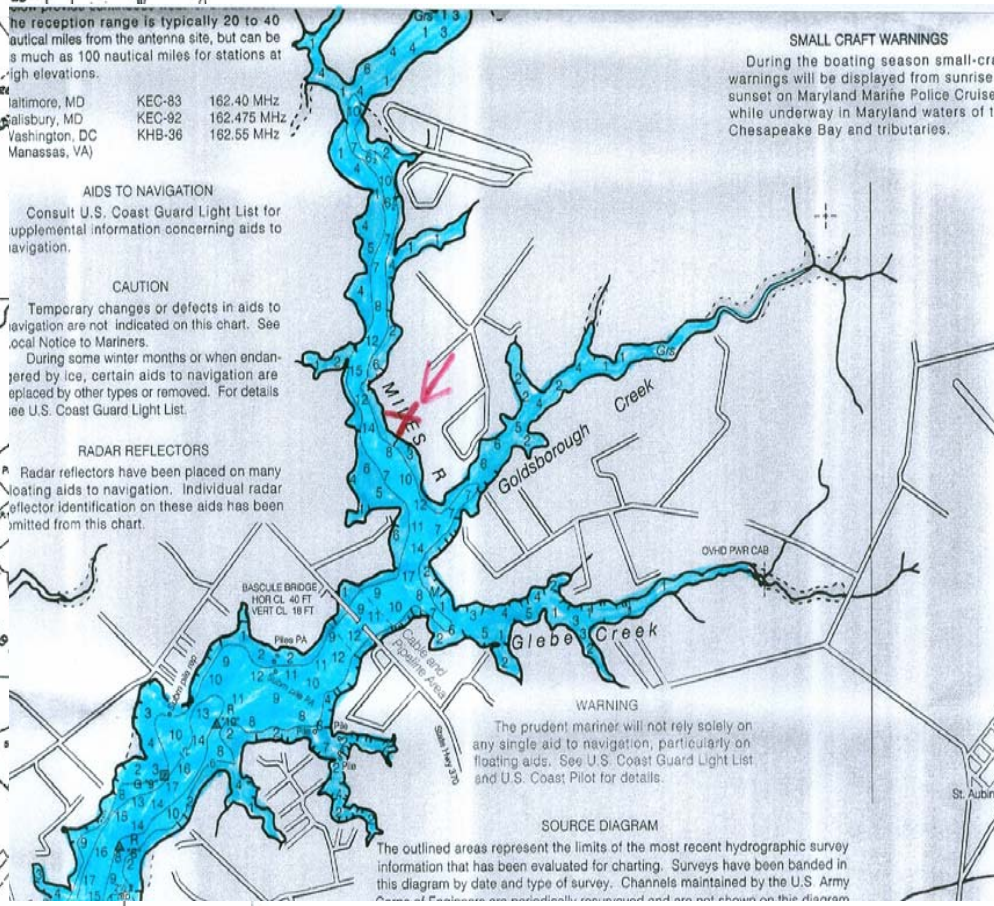
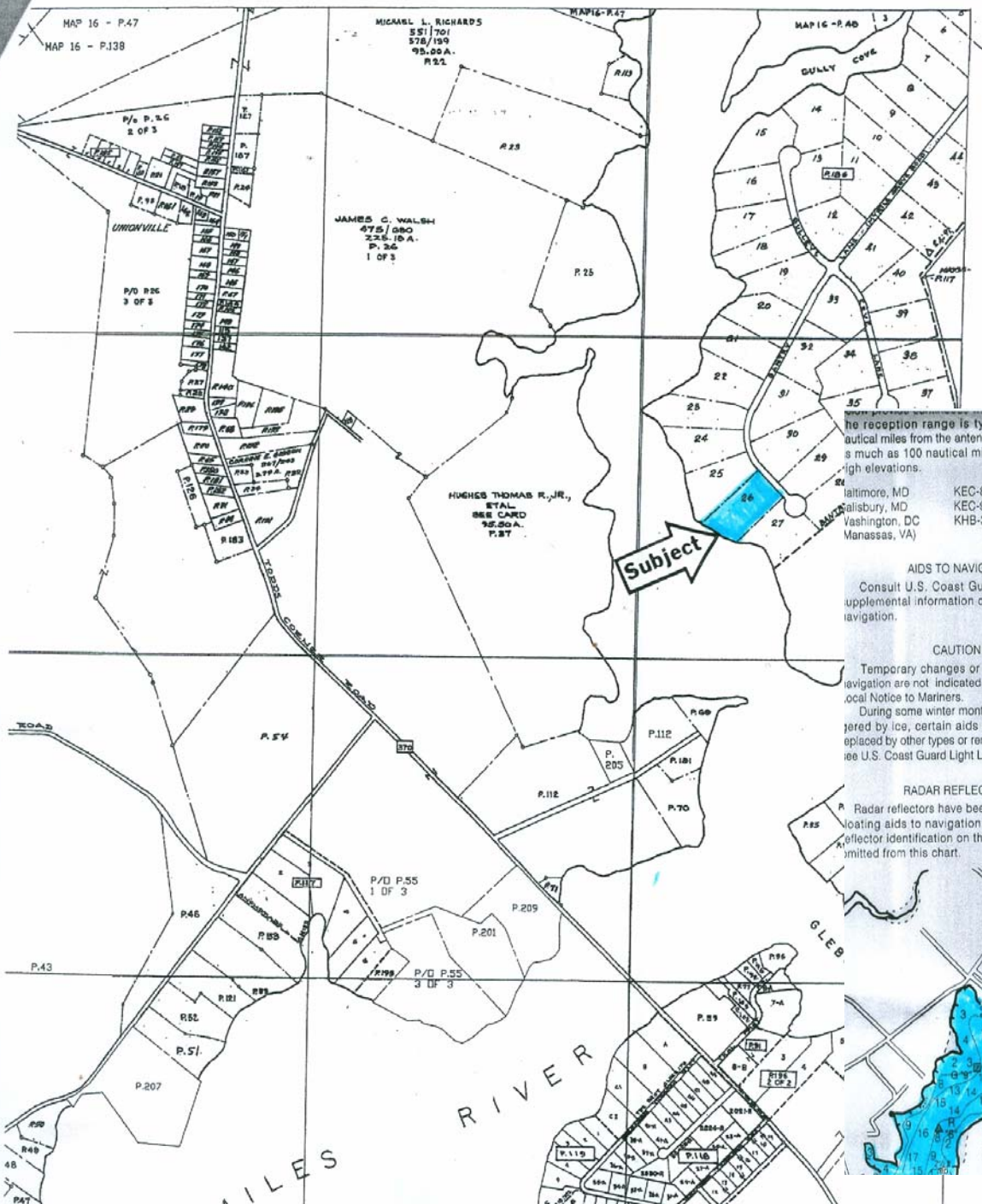
For further information or to scheduled an appointment please call the listing broker:

**Kurt Petzold**  
**410-820-8008**

128245.0mN  
476898.7mE

360

357



The reception range is typically 20 to 40 nautical miles from the antenna site, but can be as much as 100 nautical miles for stations at high elevations.

|                |        |             |
|----------------|--------|-------------|
| Baltimore, MD  | KEC-83 | 162.40 MHz  |
| Salisbury, MD  | KEC-92 | 162.475 MHz |
| Washington, DC | KHB-36 | 162.55 MHz  |
| Manassas, VA   |        |             |

**SMALL CRAFT WARNINGS**  
During the boating season small-craft warnings will be displayed from sunrise to sunset on Maryland Marine Police Cruiser while underway in Maryland waters of the Chesapeake Bay and tributaries.

**AIDS TO NAVIGATION**  
Consult U.S. Coast Guard Light List for supplemental information concerning aids to navigation.

**CAUTION**  
Temporary changes or defects in aids to navigation are not indicated on this chart. See local Notice to Mariners.  
During some winter months or when endangered by ice, certain aids to navigation are replaced by other types or removed. For details see U.S. Coast Guard Light List.

**RADAR REFLECTORS**  
Radar reflectors have been placed on many floating aids to navigation. Individual radar reflector identification on these aids has been omitted from this chart.

**WARNING**  
The prudent mariner will not rely solely on any single aid to navigation, particularly on floating aids. See U.S. Coast Guard Light List and U.S. Coast Pilot for details.

**SOURCE DIAGRAM**  
The outlined areas represent the limits of the most recent hydrographic survey information that has been evaluated for charting. Surveys have been banded in this diagram by date and type of survey. Channels maintained by the U.S. Army Corps of Engineers are specifically named and are not shown on this diagram.