

Commercial Sale

5055007

Active

134 Cottage Street

Littleton

Unit/Lot

NH

03561

Listed: 8/5/2025

Closed:

DOM: 21

\$399,900



County	NH-Grafton	Taxes TBD	No
VillDstLoc		Tax Year Notes	
Year Built	1853	Tax Annual Amount	\$6,355.00
Building Area Total	2,380	Tax Year	2024
Building Area Source	Public Records	Gross Income	
Total Available Area	3,174	Operating Expense	
Total Available Area Source	Public Records	Net Income	
Zoning	C-1		
Road Frontage	Yes		
Road Frontage Length	83		
Lot Size Acres	0.35		
Traffic Count	8,097		
Loss Factor Percentage			
Vacancy Factor			



Date Initial Showings Begin

Business Type Multi-Family, Office, Opportunity, Other

Directions

Public Remarks Located on the highly-desirable Cottage Street in Littleton, this versatile property offers exceptional visibility, ample on-site parking, and multiple income-generating opportunities. The main level includes a welcoming reception area, three private offices with plumbing, meeting rooms, and several file rooms. The upstairs features private offices, a full kitchen, bathroom, conference room, and abundant storage. With minimal updates, this space could be converted back into a three bedroom residential apartment for rental income or owner occupancy. The attached two-story barn is a blank canvas, offering even more storage, or possibly space to rent out to a third party. The front yard greets you with beautifully-manicured perennial gardens leading to a farmer's porch, and there is plenty of yard space beyond the barn as well. The current owners updated the electrical as well as plumbing and recently replaced the roof. Property is monitored by an alarm system for fire, intruders, and water intrusion. A great opportunity to tailor the space for your specific business, with numerous opportunities to generate other streams of income on site, or make it your home as well!

STRUCTURE

Construction Materials	Wood Frame, Vinyl Siding	Building Number
Roof	Asphalt Shingle	Total Units
		# of Stories
		Divisible SqFt Min
		Divisible SqFt Max
		List \$/SqFt Total Available
Basement	Yes	
Basement Access Type	Interior	
Basement Description	Unfinished	

Ceiling Height	Total Drive-in Doors	Total Loading Docks
Total Elevators	Door Height	Dock Levelers
		Dock Height

LEVEL	TYPE	DESCRIPTION	FINANCIAL DETAILS
UNIT 1			Expenses - CAM
UNIT 2			Expenses - Taxes
UNIT 3			Expense - Utility
UNIT 4			Expenses - Insurance
UNIT 5			Expenses - Management
UNIT 6			Expenses - Maintenance
UNIT 7			
UNIT 8			

UTILITIES

Heating	Hot Water, Oil	Utilities	Cable, Telephone Available
GasNatAval		Internet	High Speed Intrnt at Site
Water Source	Public		
Sewer	Public		
Electric	200+ Amp Service	Fuel Company	
		Phone Company	
		Cable Company	
		Electric Company	
		Internet Service Provider	

LOT & LOCATION		
Submarket	Lot Features	Waterfront Property
Project Building Name	In Town, Near Shopping, Neighborhood, City Lot, Major Road Frontage, Sidewalks, Street Lights	No
ROW Length		Water View
ROW Width		No
ROW Parcel Access		Water Body Access
ROW to other Parcel		No
		Water Body Name
		Water Body Type
		Water Frontage Length
		Waterfront Property Rights
		Water Body Restrictions
Surveyed		
Surveyed By		

FEATURES	
Air Conditioning Percent	Green Verification Body
Sprinkler	Green Verification Progrm
Signage	Green Verification Year
Railroad Available	Green Verification Rating
Railroad Provider	Green Verification Metric
	Green Verification Status
	Green Verification Source
	Green Verification NewCon
	Green Verification URL

PUBLIC RECORDS			
Deed Recorded Type	Warranty	Map	84
Total Deeds		Block	0
Deed Book	3081	Lot	127
Deed Page	30	SPAN#	
			Tax Rate
			Tax Class
			Current Use
			Land Gains
Property ID			Assessment Year
Plan Survey Number			Assessment Amount

DISCLOSURES	
Foreclosed/Bank-Owned/REO	No
Sale Includes	Garage, Land/Building, Building
Exclusions	
Investment Info	
Flood Zone	
Seasonal	
Easements	
Covenants	
	Financing-Current
	Financing-Possible Opt
	Auction
	Auction Date
	Auction Time
	Auctioneer Name
	Auctioneer License Number
	Auction Price Determnd By

PREPARED BY	
Zach Hawkins Phone: 603-991-4894 ZachH@BadgerPeabodySmith.com	
My Office Info: Badger Peabody & Smith Realty/Littleton 11 Riverglen Lane Suite 200 Littleton NH 03561 Off: 603-444-1294	

134 Cottage Street

Littleton NH 03561



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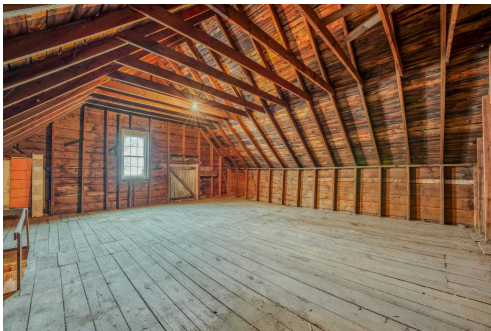
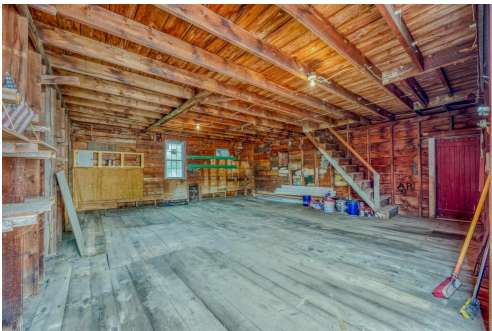
Prep By: Badger Peabody & Smith
Zach Hawkins

Listed by:

Zach Hawkins / Badger Peabody & Smith Realty/Littleton







FLOOR PLAN CREATED BY CLARICOR APP. MEASUREMENTS SHOWN HIGHLY RELIABLE BUT NOT GUARANTEED.

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Prep by: Badger Peabody & Zach Hawkins

Listed by: Zach Hawkins / Badger Peabody & Smith Realty/Littleton

PROPERTY DISCLOSURE - RESIDENTIAL ONLY
New Hampshire Association of REALTORS® Standard Form



TO BE COMPLETED BY SELLER

The following answers and explanations are true and complete to the best of SELLER'S knowledge. This statement has been prepared to assist prospective BUYERS in evaluating SELLER'S property. This disclosure is not a warranty of any kind by the SELLER, or any real estate FIRM representing the SELLER, and is not a substitute for any inspection by the BUYER. SELLERS authorize FIRM in this transaction to disclose the information in this statement to other real estate agents and to prospective buyers of this property.

NOTICE TO SELLER(S): COMPLETE ALL INFORMATION AND STATE NOT APPLICABLE OR UNKNOWN AS APPROPRIATE. IF ANY OF THE INFORMATION IN THIS PROPERTY DISCLOSURE FORM CHANGES FROM THE DATE OF COMPLETION, YOU ARE TO NOTIFY THE LISTING FIRM PROMPTLY IN WRITING.

1. SELLER: Cheena Enterprise, LLC
2. PROPERTY LOCATION: 134 Cottage St. Littleton NH
3. CONDOMINIUM, CO-OP, PUD DISCLOSURE RIDER OR MULTIFAMILY DISCLOSURE RIDER ATTACHED? ☐ Yes ☐ No
4. SELLER: ☐ has ☐ has not occupied the property for _____ years.

5. **WATER SUPPLY**

Please answer all questions regardless of type of water supply.

- a. TYPE OF SYSTEM: ☒ Public ☐ Private ☐ Seasonal ☐ Unknown
☐ Drilled ☐ Dug ☐ Other _____
- b. INSTALLATION: Location: _____
Installed By: _____ Date of Installation: _____
What is the source of your information? _____
- c. USE: Number of persons currently using the system: _____
Does system supply water for more than one household? ☐ Yes ☐ No
- d. MALFUNCTIONS: Are you aware of or have you experienced any malfunctions with the (public/private/other) water systems?
Pump: ☐ Yes ☐ No ☐ N/A Quantity: ☐ Yes ☐ No
Quality: ☐ Yes ☐ No ☐ Unknown
If YES to any question, please explain in Comments below or with attachment.
- e. WATER TEST: Have you had the water tested? ☐ Yes ☐ No Date of most recent test See town
If YES to any question, please explain in Comments below or with attachment.
Are you aware of any test results reported as unsatisfactory or satisfactory with notations? ☐ Yes ☐ No
If YES, are test results available? ☐ Yes ☐ No
What steps were taken to remedy the problem? _____
COMMENTS: _____

6. **SEWAGE DISPOSAL SYSTEM**

- a. TYPE OF SYSTEM: Public: ☒ Yes ☐ No Community/Shared: ☐ Yes ☐ No
Private: ☐ Yes ☐ No ☐ Unknown
Septic Design Available: ☐ Yes ☐ No
- b. IF PUBLIC OR COMMUNITY/SHARED
Have you experienced any problems such as line or other malfunctions? ☐ Yes ☒ No
What steps were taken to remedy the problem? _____
- c. IF PRIVATE:
TANK: ☐ Septic Tank ☐ Holding Tank ☐ Cesspool ☐ Unknown ☐ Other _____
Tank Size _____ Gal. ☐ Unknown ☐ Other _____
Tank Type ☐ Concrete ☐ Metal ☐ Unknown ☐ Other _____
Location: _____ Location Unknown Date of Installation: _____
Date of Last Servicing: _____ Name of Company Servicing Tank: _____
Have you experienced any malfunctions? ☐ Yes ☐ No
Comments: _____

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BUYER(S) INITIALS _____ / _____

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PROPERTY LOCATION:

134 Cottage St Littleton NH

d. LEACH FIELD: ☐ Yes ☐ No ☐ Other

IF YES, Location:

Size: ☐ Unknown

Date of installation of leach field:

Installed By:

Have you experienced any malfunctions? ☐ Yes ☐ No

Comments:

e. IS SYSTEM LOCATED ON "DEVELOPED WATERFRONT" as described in RSA 485-A? ☐ Yes ☐ No ☐ Unknown

IF YES, has a septic system evaluation been done within 180 days? ☐ Yes ☐ No ☐ Unknown

Date of Evaluation:

Comments:

FOR ADDITIONAL INFORMATION THE BUYER IS ENCOURAGED TO CONTACT THE NH DEPARTMENT OF ENVIRONMENTAL SERVICES SUBSURFACE SYSTEMS BUREAU, 603-271-3501

7. INSULATION

LOCATION	Yes	No	Unknown	If YES, Type	Amount	Unknown
Attic or Cap	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>
Crawl Space	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>
Exterior Walls	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>
Floors	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>			<input type="checkbox"/>

8. HAZARDOUS MATERIAL

a. UNDERGROUND STORAGE TANKS - Current or previously existing:

Are you aware of any past or present underground storage tanks on your property? ☐ Yes ☒ No ☐ Unknown

IF YES: Are tanks currently in use? ☐ Yes ☐ No

IF NO: How long have tank(s) been out of service?

What materials are, or were, stored in the tank(s)?

Age of tank(s): Size of tank(s):

Location:

Are you aware of any past or present problems such as leakage, etc? ☐ Yes ☐ No

Comments:

If tanks are no longer in use, have the tanks been removed? ☐ Yes ☐ No ☐ Unknown

Comments:

b. ASBESTOS - Current or previously existing:

As insulation on the heating system pipes or ducts? ☐ Yes ☒ No ☐ Unknown

In the siding? ☐ Yes ☒ No ☐ Unknown

In the roofing shingles? ☐ Yes ☒ No ☐ Unknown

In flooring tiles? ☐ Yes ☒ No ☐ Unknown

Other ☐ Yes ☐ No ☐ Unknown

If YES, Source of information:

Comments:

c. RADON/AIR - Current or previously existing:

Has the property been tested? ☒ Yes ☐ No ☐ Unknown

If YES: Date:

By:

Results:

If applicable, what remedial steps were taken?

Has the property been tested since remedial steps? ☐ Yes ☐ No

Are test results available? ☐ Yes ☐ No

Comments:

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PROPERTY LOCATION:

134 Cottage St Littleton NH

d. RADON/WATER - Current or previously existing:

Has the property been tested? ___ Yes ___ No ☒ Unknown

If YES: Date: _____ By: _____

Results: _____ If applicable, what remedial steps were taken? _____

Has the property been tested since remedial steps? ___ Yes ___ No

Are test results available? ___ Yes ___ No Comments: _____

e. LEAD-BASED PAINT - Current or previously existing:

Are you aware of lead-based paint on this property? ___ Yes ☒ No

If YES: Source of information: _____

Are you aware of any cracking, peeling, or flaking lead-based paint? ___ Yes ☒ No

Comments: _____

f. Are you aware of any other hazardous materials? ___ Yes ☒ No

If YES: Source of information: _____

Comments: _____

9. GENERAL INFORMATION

a. Is this property subject to liens, encroachments, easements, rights-of-way, leases, restrictive covenants, attachments, life estates, or right of first refusal?

___ Yes ☒ No ___ Unknown If YES, Explain: _____

What is your source of information? _____

b. Is this property subject to special assessments, betterment fees, association fees, or any other transferable fees?

___ Yes ☒ No ___ Unknown If YES, Explain: _____

What is your source of information? _____

c. Are you aware of any onsite landfills or any other factors, such as soil, flooding, drainage, etc?

___ Yes ☒ No If YES, Explain: _____

d. Are you aware of any problems with other buildings on the property? ___ Yes ☒ No

If YES, Explain: _____

e. Are you receiving a tax exemption or reduction for this property for any reason including but not limited to current use, land conservation, etc.?

___ YES ☒ NO ___ UNKNOWN

If YES, Explain: _____

f. Is this property located in a Federally Designated Flood Hazard Zone? ___ Yes ☒ No ___ Unknown

Comments: _____

g. Has the property been surveyed? ___ Yes ___ No ☒ Unknown If YES, By: _____

If YES, is survey available? ___ Yes ___ No ___ Unknown

h. How is the property zoned?

Commercial (C-1)

i. Heating System Age: 20+ Type: FHW Fuel: Oil Tank Location: Basement +

Owner of Tank: Self

Annual Fuel Consumption: _____

Price: _____

Gallons: _____

Date system was last serviced and by whom? Annually

Secondary Heat Systems: None

Comments: _____

j. Roof Age: 5 yrs. Type of Roof Covering: Shingles

Moisture or leakage: None

Comments: _____

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PROPERTY LOCATION:

k. Foundation/Basement: ☒ Full ☐ Partial ☐ Other: _____ Type: _____
Moisture or leakage: Seasonal Moisture
Comments: _____

l. Chimney(s) How Many? 2 Lined? Unknown Last Cleaned: _____ Problems? _____
Comments: one capped

m. Plumbing Type: Copper / Pex Age: 20+
Comments: _____

n. Domestic Hot Water: Age: 20+ Type: off Boiler Gallons: _____

o. Electrical System: # of Amps 200 ☒ Circuit Breakers ☐ Fuses
Comments: _____
Solar Panels: ☐ Leased ☐ Owned If leased, explain terms of agreement: _____
Comments: _____

p. Modifications: Are you aware of any modifications or repairs made without the necessary permits? ☐ Yes ☒ No
If Yes, please explain: _____

q. Pest Infestation: Are you aware of any past or present pest infestations? ☐ Yes ☒ No Type: _____
Comments: _____

r. Methamphetamine Production: Do you have knowledge of methamphetamine production ever occurring on the property?
(Per RSA 477:4-g) ☐ Yes ☒ No If YES, please explain: _____

s. Air Conditioning: Type: Window Age: _____ Date Last Serviced and by whom: _____
Comments: _____

t. Pool: Age: _____ Heated: ☐ Yes ☒ No Type: _____ Last Date of Service: _____
By Whom: _____

u. Generator: Portable: ☐ Yes ☒ No Whole House: ☐ Yes ☐ No Kw/Size: _____ Last Date of Service: _____
If Portable: ☐ Included ☐ Negotiable
Comments: _____

v. Internet: Type Currently Used at Property: Spectrum

w. Other (e.g. Alarm System, Irrigation System, etc.) Alarm System
Comments: _____

NOTICE TO PURCHASER(S): PRIOR TO SETTLEMENT YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO ADJACENT PARCELS IN ACCORDANCE WITH THE TERMS AND CONDITIONS AS MAY BE CONTAINED IN PURCHASE AND SALES AGREEMENT AND DEPOSIT RECEIPT. YOU SHOULD EXERCISE WHATEVER DUE DILIGENCE YOU DEEM NECESSARY WITH RESPECT TO INFORMATION ON ANY SEXUAL OFFENDERS REGISTERED UNDER NH RSA CHAPTER 651-B. SUCH INFORMATION MAY BE OBTAINED BY CONTACTING THE LOCAL POLICE DEPARTMENT.

SELLER(S) INITIALS

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BUYER(S) INITIALS

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PROPERTY LOCATION:

134 Cottage St Littleton NH

10. ADDITIONAL INFORMATION

a. ATTACHMENT EXPLAINING CURRENT PROBLEMS, PAST REPAIRS, OR ADDITIONAL INFORMATION?

☐ Yes ☐ No

b. ADDITIONAL COMMENTS:

Electrical and Plumbing updated 20 years ago

Alarm System installed 20 yrs ago includes fire and a water intrusion system in basement.

Parking Space for approx 10 cars

ACKNOWLEDGEMENTS:

SELLER ACKNOWLEDGES THAT HE/SHE HAS PROVIDED THE ABOVE INFORMATION AND THAT SUCH INFORMATION IS ACCURATE, TRUE AND COMPLETE TO THE BEST OF HIS/HER KNOWLEDGE. SELLER AUTHORIZES THE LISTING BROKER TO DISCLOSE THE INFORMATION CONTAINED HEREIN TO OTHER BROKERS AND PROSPECTIVE PURCHASERS.

SELLER(S) MAY BE RESPONSIBLE AND LIABLE FOR ANY FAILURE TO PROVIDE KNOWN INFORMATION TO BUYER(S).

Nancy Mukerjee member 7/30/25
SELLER DATE

Anil Mukerjee (member) 7/30/25
SELLER DATE

BUYER ACKNOWLEDGES RECEIPT OF THIS PROPERTY DISCLOSURE RIDER AND HEREBY UNDERSTANDS THE PRECEDING INFORMATION WAS PROVIDED BY SELLER AND IS NOT GUARANTEED BY BROKER/AGENT. THIS DISCLOSURE STATEMENT IS NOT A REPRESENTATION, WARRANTY OR GUARANTY AS TO THE CONDITION OF THE PROPERTY BY EITHER SELLER OR BROKER. BUYER IS ENCOURAGED TO UNDERTAKE HIS/HER OWN INSPECTIONS AND INVESTIGATIONS VIA LEGAL COUNSEL, HOME, STRUCTURAL OR OTHER PROFESSIONAL AND QUALIFIED ADVISORS AND TO INDEPENDENTLY VERIFY INFORMATION DIRECTLY WITH THE TOWN OR MUNICIPALITY.

BUYER

DATE

BUYER

DATE

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**DISCLOSURE OF INFORMATION ON LEAD-BASED PAINT
AND/OR LEAD-BASED PAINT HAZARDS FOR HOUSING SALES**



This Disclosure Form is from the National Lead Information Center under the United States Environmental Protection Agency. This is not a New Hampshire Association of REALTORS® form.

Property Address: 134 Cottage St Littleton NH 03561

LEAD WARNING STATEMENT

Every purchaser of any interest in residential property on which a residential dwelling was built prior to 1978 is notified that such property may present exposure to lead from lead-based paint that may place young children at risk of developing lead poisoning. Lead poisoning in young children may produce permanent neurological damage, including learning disabilities, reduced intelligence quotient, behavioral problems, and impaired memory. Lead poisoning also poses a particular risk to pregnant women. The seller of any interest in residential real property is required to provide the buyer with any information on lead-based paint hazards from risk assessments or inspections in the seller's possession and notify the buyer of any known lead-based paint hazards. A risk assessment or inspection for possible lead-based paint hazards is recommended prior to purchase.

Seller's Disclosure

- (a) Presence of lead-based paint and/or lead-based paint hazards (check (i) or (ii) below):
- (i) ☐ Known lead-based paint and/or lead-based paint hazards are present in the housing (explain).
- (ii) ☒ Seller has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.
- (b) Records and reports available to the seller (check (i) or (ii) below):
- (i) ☐ Seller has provided the purchaser with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing (list documents below).
- (ii) ☒ Seller has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

Purchaser's Acknowledgement (initial)

- (c) _____ Purchaser has received copies of all information listed above.
- (d) _____ Purchaser has received the pamphlet *Protect Your Family from Lead in Your Home*.
- (e) Purchaser has (check (i) or (ii) below):
- (i) ☐ received a 10-day opportunity (or mutually agreed upon period) to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards; or
- (ii) ☐ waived the opportunity to conduct a risk assessment or inspection for the presence of lead-based paint and/or lead-based paint hazards.

Agent's Acknowledgement (initial)

- (f) [Signature] Agent has informed the seller of the seller's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

Certification of Accuracy

The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

<u>Nancy Mukespe, member 7-30-25</u>	<u>[Signature]</u>	<u>Ann Mukespe (member)</u>
Seller	Date	Seller
_____	_____	_____
Purchaser	Date	Purchaser
_____	_____	_____
Agent <u>Zach Hawkins</u>	<u>7/31/25</u>	Agent
	Date	Date


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027748

2004 NOV 30 PM 3: 36

BK 3081 PG 0030

GRAFTON COUNTY
REGISTRY OF DEEDS

STATE OF NEW HAMPSHIRE			
DEPARTMENT OF REVENUE ADMINISTRATION			REAL ESTATE TRANSFER TAX
****3	THOUSAND	2	HUNDRED AND 25 DOLLARS
MO.	DAY	YR.	AMOUNT
11/30/2004			696072 \$ ****3225.00
WARRANTY DEED		VOID IF ALTERED	

KNOW ALL MEN BY THESE PRESENTS that we, **JOSEPH G. SWAINBANK and LILLIAN A. SWAINBANK**, husband and wife, both of 267 Underclyffe Road, St. Johnsbury, Vermont 05819, for consideration paid, grant to **CHEENU ENTERPRISE LLC**, a New Hampshire Limited Liability Corporation, with a mailing address of PO Box 680, Littleton, County of Grafton and State of New Hampshire 03561, with **WARRANTY COVENANTS**, the following described real estate:

A certain tract or parcel of land, with the buildings thereon, situate on the westerly side of Cottage Street in the Town of Littleton, County of Grafton, and State of New Hampshire, bounded and described as follows:

Beginning at an iron pin in the ground on the west side of Cottage Street, at the southeast corner of land now or formerly of Smith; thence along the southerly line of land of said Smith about one hundred sixty-eight (168) feet to an iron pin in the ground at the corner of said land now or formerly of Smith and land formerly of the D.C. Remich Estate; thence along the line of said Remich Estate land and land now or formerly of Fred Bartlett about ninety-six (96) feet to an iron pin in the ground; thence along the line of said land now or formerly of Bartlett and land now or formerly of Streeter about one hundred seventy-nine (179) feet to an iron pin in the ground on the line of said Cottage Street at the northeast corner of said Streeter's land; thence along the line of said Cottage Street about eighty-three (83) feet to the point of beginning.

This is not homestead property.

Meaning and intending to convey all and the same premises as conveyed by Warranty Deed of Joseph G. Swainbank and Lillian A. Swainbank to Joseph G. Swainbank and Lillian A. Swainbank dated April 26, 2000 and recorded in the Grafton County Registry of Deeds at Book 2458, Page 166.

BRIEN L. WARD
ATTORNEY AT LAW
COTTAGE STREET PLAZA
P.O. BOX 1
LITTLETON, N.H. 03561

WITNESS our hands this 30th day of November, 2004.

C. Walker
Witness

Joseph G. Swainbank
Joseph G. Swainbank

C. Walker
Witness

Lillian A. Swainbank
Lillian A. Swainbank

STATE OF NEW HAMPSHIRE
COUNTY OF GRAFTON

On this the 30th day of NOVEMBER, 2004, before me, the undersigned officer, personally appeared the above-named Joseph G. Swainbank and Lillian A. Swainbank, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

Mark C. Russell
Notary Public (Seal)
Print Name _____
My Commission Expires: _____



Joel A. Dupuis REGISTER
GRAFTON COUNTY REGISTRY OF DEEDS

Bill Information

Bill Number: TX-58758-TX	Bill Amount: \$3,180.00
Description: TAX1	Interest: \$0.00
Property ID: 001170	Costs: \$0.00
Owner: CHEENU ENTERPRISE LLC	Total: \$3,180.00
Address: 134 COTTAGE ST	Payments: \$3,180.00
Bill Date: 5/21/2025	Balance Due: \$0.00
Due Date: 7/3/2025	

Details

Description	Date	Tax Year	Period	Amount
Original Amount	5/21/2025	2025	2025	\$3,180.00
Principal Transaction	6/24/2025	2025	2025	(\$3,180.00)

Bill Information

Bill Number: TX-55347-TX	Bill Amount: \$3,482.00
Description: TAX2	Interest: \$0.00
Property ID: 001170	Costs: \$0.00
Owner: CHEENU ENTERPRISE LLC	Total: \$3,482.00
Address: 134 COTTAGE ST	Payments: \$3,482.00
Bill Date: 10/23/2024	Balance Due: \$0.00
Due Date: 12/3/2024	

Details

Description	Date	Tax Year	Period	Amount
Original Amount	10/23/2024	2024	2024	\$3,482.00
Principal Transaction	11/12/2024	2024	2024	(\$3,482.00)

Bill Information

Bill Number: TX-52049-TX	Bill Amount: \$2,872.00
Description: TAX1	Interest: \$0.00
Property ID: 001170	Costs: \$0.00
Owner: CHEENU ENTERPRISE LLC	Total: \$2,872.00
Address: 134 COTTAGE ST	Payments: \$2,872.00
Bill Date: 5/23/2024	Balance Due: \$0.00
Due Date: 7/8/2024	

Details

Description	Date	Tax Year	Period	Amount
Original Amount	5/23/2024	2024	2024	\$2,872.00
Principal Transaction	6/17/2024	2024	2024	(\$2,872.00)

Property Location 134 COTTAGE ST
Vision ID 1109

Account # 001170

Map ID 84/ 127/ / /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 3400
Print Date 12/8/2020 12:43:48 P

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT				1925 LITTLETON, NH VISION						
CHEENU ENTERPRISE LLC PO BOX 680 LITTLETON NH 03561		1 Level		1 All Public		1 Paved		1 Urban		Description	Code	Appraised	Assessed							
						5 Curb & Gutter				COMMERC.	3400	148,500	148,500							
						6 Sidewalk				COM LAND	3400	94,400	94,400							
		SUPPLEMENTAL DATA										COMMERC.	3400	11,900	11,900					
		Alt Prcl ID 113-061-000 test123 BMSI S/N 008902 bmsi ser 001170																		
		GIS ID 84-127						Assoc Pid#				Total 254,800		254,800						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)						
CHEENU ENTERPRISE LLC SWAINBANK JOSEPH G.				3081 0030		11-30-2004		Q I		215,000		00		Year	Code	Assessed	Year	Code	Assessed	
				1975 0945		03-28-2000		U I		67,500		2020	3400	148,500	2019	3400	122,100	2018	3400	122,100
													3400	94,400		3400	82,100		3400	82,100
													3400	11,900		3400	11,500		3400	11,500
				Total								Total 254800		Total 215700		Total 215700				
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description		Amount		Code	Description													Number
				Total		0.00														
ASSESSING NEIGHBORHOOD												APPROAISED VALUE SUMMARY								
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)				148,500						
0001										Appraised Xf (B) Value (Bldg)				0						
										Appraised Ob (B) Value (Bldg)				11,900						
										Appraised Land Value (Bldg)				94,400						
										Special Land Value				0						
										Total Appraised Parcel Value				254,800						
										Valuation Method				C						
												Total Appraised Parcel Value				254,800				
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result					
84-127-041	11-30-2004	AD	Addition			100	04-19-2005	Ramp		07-27-2018	KRT			16	KRT Field Review					
										08-01-2015	KRT			99	Revaluation KRT					
										06-03-2010	JW			15	Vision Commercial Field R					
										12-02-2009	JS			57	1/4 Info @ Door					
										04-19-2005	MG			14	Vision Field Review					
										12-05-2003	JK			52	Data Entry of Field Card					
										08-04-2003	MM			00	Measured+Inspected					
LAND LINE VALUATION SECTION																				
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nbhd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value				
1	3400	OFFICE BLD	C-1			15,246 SF	6.19	1.00000	1	1.00	CIA	1.000			0	6.19	94,400			
Total Card Land Units						0.350	AC	Parcel Total Land Area: 0.3500						Total Land Value				94,400		

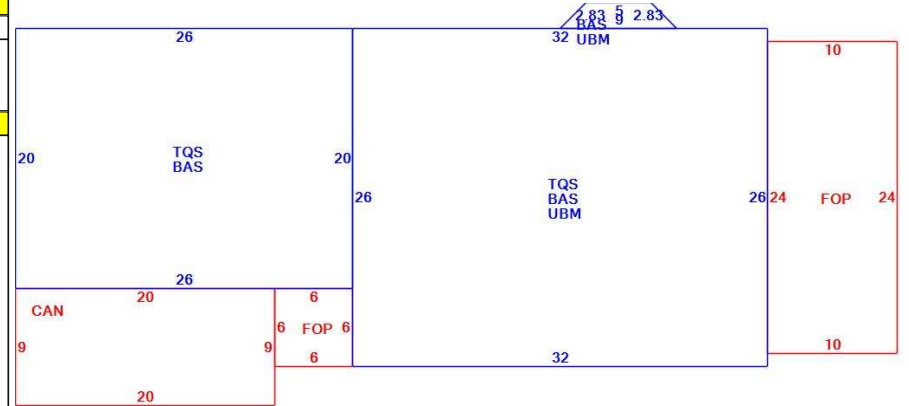
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	18	Office Bldg			
Model	94	Commercial			
Grade	03	Average			
Stories:	1.75				
Occupancy	3.00				
Exterior Wall 1	25	Vinyl Siding			
Exterior Wall 2					
Roof Structure	03	Gable/Hip			
Roof Cover	03	Asph/F Gls/Cmp			
Interior Wall 1	05	Drywall/Sheet			
Interior Wall 2					
Interior Floor 1	12	Hardwood			
Interior Floor 2	06	Inlaid Sht Gds			
Heating Fuel	02	Oil			
Heating Type	05	Hot Water			
AC Type	04	Unit/AC			
Bldg Use	3400	OFFICE BLD			
Total Rooms					
Total Bedrms	00				
Total Baths	0				
Heat/AC	00	NONE			
Frame Type	02	WOOD FRAME			
Baths/Plumbing	02	AVERAGE			
Ceiling/Wall	05	SUS-CEIL & WL			
Rooms/Prtns	02	AVERAGE			
Wall Height	8.00				
% Comn Wall					
1st Floor Use:	3220				

MIXED USE		
Code	Description	Percentage
3400	OFFICE BLD	100
		0
		0

COST / MARKET VALUATION		
RCN		265,252
Year Built		1853
Effective Year Built		1998
Depreciation Code		G
Remodel Rating		
Year Remodeled		
Depreciation %		44
Functional Obsol		0
External Obsol		
Trend Factor		1
Condition		
Condition %		
Percent Good		56
RCNLD		148,500
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value
BRN3	1 STORY W/LO	L	624	30.00	1853		50		0.00	9,400
PAV1	PAVING-ASPH	L	2,500	2.00	1990		50		0.00	2,500

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	1,366	1,366	1,366	95.38	130,289	
CAN	Canopy	0	180	36	19.08	3,434	
FOP	Porch, Open, Finished	0	276	69	23.85	6,581	
TQS	Three Quarter Story	1,014	1,352	1,014	71.54	96,715	
UBM	Basement, Unfinished	0	846	296	33.37	28,233	
Ttl Gross Liv / Lease Area		2,380	4,020	2,781		265,252	





Service Providers and Property Information

Owner's Name(s): _____

Property Address: _____

Mail Delivery: (PO Box, Rural Route): _____

Heat Fuel / Service Company: Stiles Fuel Phone Number: _____

Electric Company & Meter #: LWL Phone Number: _____

Land Line/Telephone Company: Consolidated Comm Phone Number: _____

Is there cellular service at the property? YES ☐ Yes or ☐ No

TV Cable/Satellite Company: Spectrum Phone Number: _____

Is there Internet service available at the location? Yes ☐ Yes or ☐ No

Is Internet currently hooked up? Yes ☐ Yes or ☐ No

Internet Service Provider: Spectrum Phone Number: _____

Plowing: dodge Phone Number: _____

Lawn & Garden Maintenance: Alpine Lawn Phone Number: _____

Town Water: ☒ Yes or ☐ No Phone Number: _____

Town Sewer: ☒ Yes or ☐ No Phone Number: _____

Private Septic Pumping/Service: _____ Phone Number: _____

Private Water/Well Service: _____ Phone Number: _____

Alarm Company: Capital Alarm Phone Number: _____

Insurance Company: Hunkin + Eaton Phone Number: _____

Rubbish Removal: Self Phone Number: _____

Other Helpful Information (Pool Maintenance, Property Manager, other Service Providers familiar with property)

4.02.05 COMMERCIAL I, II, III & IV

Purpose: The purpose of these districts is to provide opportunity for continued growth of the business community. The districts are for areas of the Town designated by the Master Plan for commercial uses. The differences in the zones reflect the diversity of commercial areas and developable land in Littleton. The different districts are distinguished by the area requirements allowed. The intent of the regulations is to promote uses and development which will enhance the economic viability of the community as a whole.

COMMERCIAL I, II, III & IV (Permitted Uses)

Accessory buildings or uses incidental to the foregoing principal uses

Amusement Services

Animal Hospital

Boarding houses, tourist homes

Boat yards

Food and produce stands (limited to 300 square feet and selling only food or produce grown on the premises)

Funeral homes

Growth and harvesting forest products (orchards, etc.)

Home health care provider

Hospital

Mail order business

Manufacturing

Medical Facilities (*Added March 2001*)

Neighborhood Commercial Use (*Added March 2001*)

Office buildings

Open storage of timber and lumber:

For individual use on site

For wholesale and/or retail use

Open storage of building materials:

For individual use on site

For retail use

Outdoor commercial, recreational facility

Public parks and playgrounds (five parking spaces for each acre developed)

Recreation facility

Restaurants and indoor commercial establishments

Retail establishments (not including outdoor storage of goods, including, but not limited to, grocery, drug, merchandise, furniture, apparel, specialty goods, tobacco, book, gift and flower stores)

Short-term rentals

Sexually Oriented Businesses (*Amended Town Meeting, 1996*)

Temporary or portable structures which are incidental to the construction of the main building and will be removed within six months

Travel trailer or motor home (restricted to one to a family and registered)

Wholesale

COMMERCIAL I, II, III & IV (Allowed by Special Exception)

Auto repair shop

Auto sales agency

Church

Clubs and lodges

Commercial removal of loam, clay, sand, gravel and ledges

Day care services

Factory Retail Establishments
Fraternal organizations
Garage apartments
General Service garage
Grazing, Care, Raising, or Keeping of Livestock
Groupcare facilities
Manufactured housing parks
Motel/Hotel
Multi-family housing
Nursing homes/Elderly Congregate Care Facility
Parking lots used as a primary use
Personal Wireless Communications Facilities
Planned unit development
Public and private campgrounds
Raising agricultural crops (including the raising of farm animals or livestock)
Research Facilities (*Added March 2001*)
Retail gasoline stations
Sanataria
Sawmills and lumber treatment facilities
Schools and educational institutions
Single-family conversion into multi-family units
Single-family conversion to two family dwelling
Storage of volatile fuels for resale
Temporary dumping and filling as a means for eventual use by a conforming and permitted use
Temporary or portable structures which are incidental to the construction of the main building and will remain for periods over six months
Warehouses