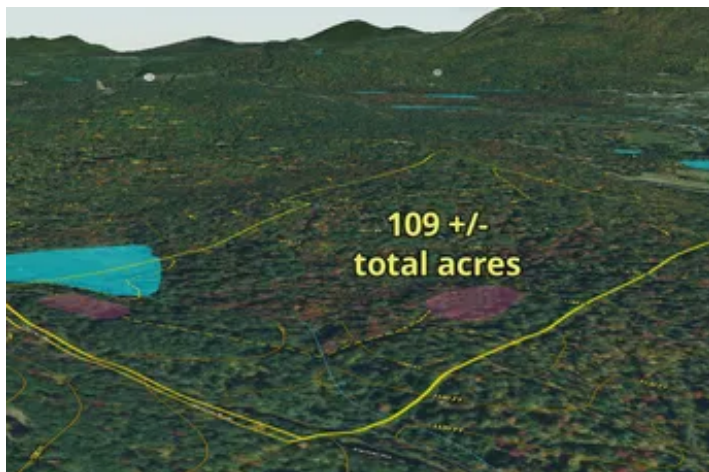
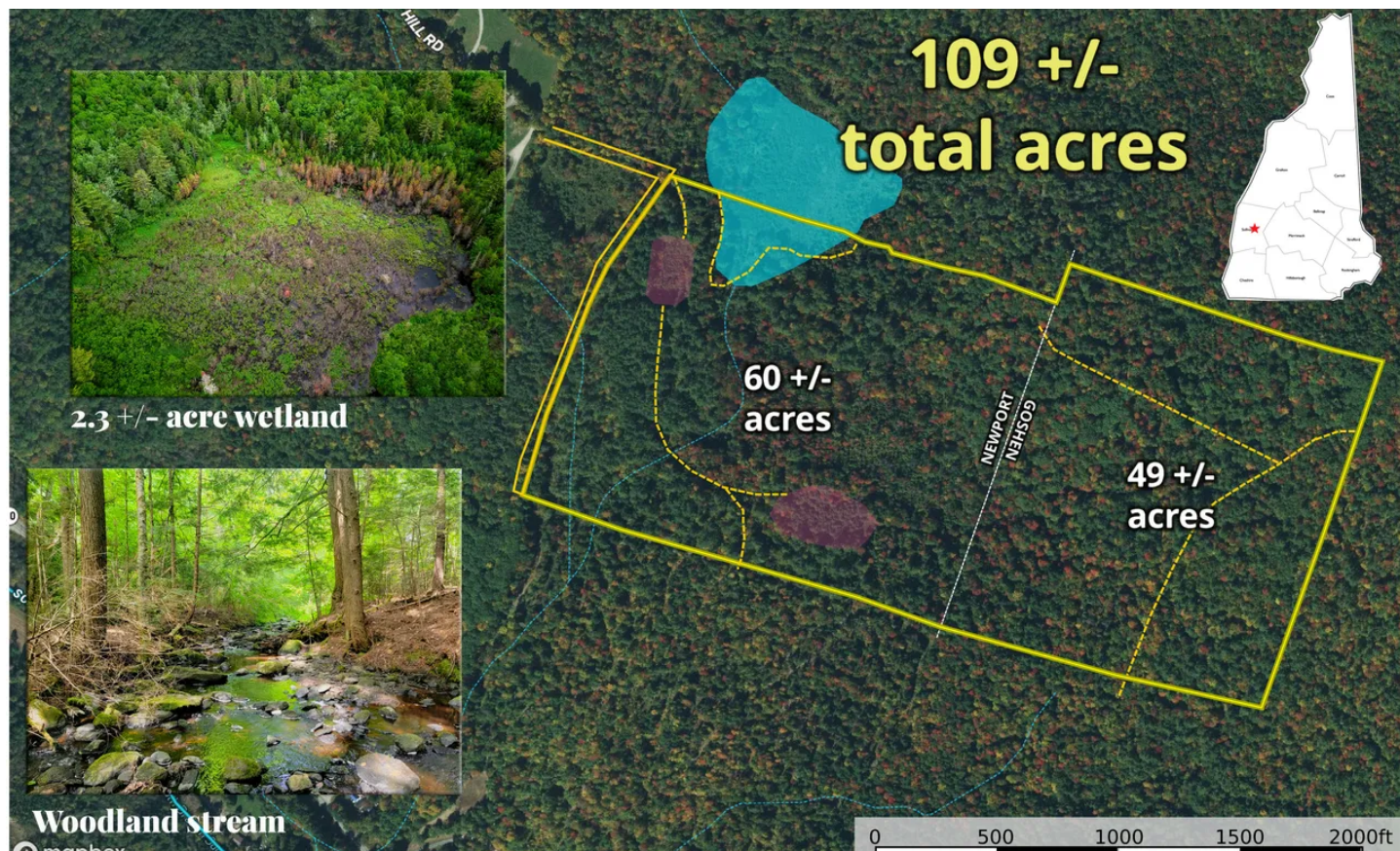


195 Turkey Hill Road - Newport  
195 Turkey Hill Road  
Newport, NH 03773

**\$139,000**  
109± Acres  
Sullivan County





**195 Turkey Hill Road - Newport**  
**Newport, NH / Sullivan County**

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**SUMMARY**

**Address**

195 Turkey Hill Road

**City, State Zip**

Newport, NH 03773

**County**

Sullivan County

**Type**

Recreational Land, Undeveloped Land

**Latitude / Longitude**

43.316854 / -72.154999

**Taxes (Annually)**

143

**Acreage**

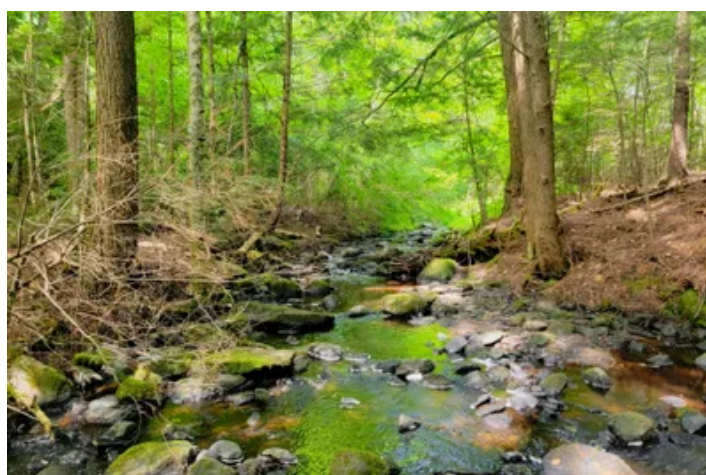
109

**Price**

\$139,000

**Property Website**

<https://www.landleader.com/property/195-turkey-hill-road-newport-sullivan-new-hampshire/57314>



**PREFERRED  
PROPERTIES**



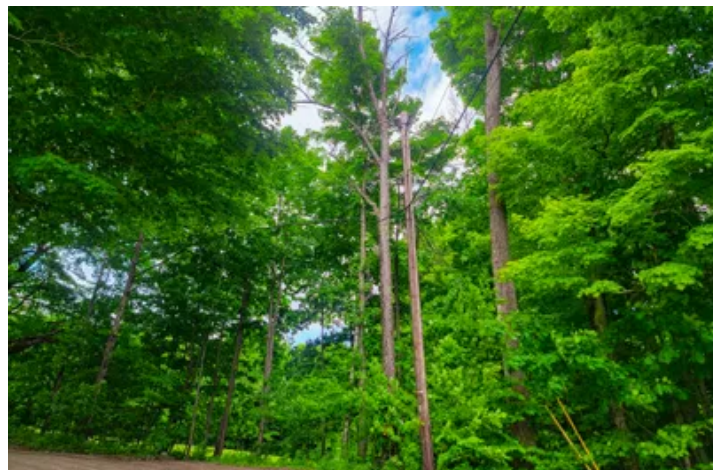
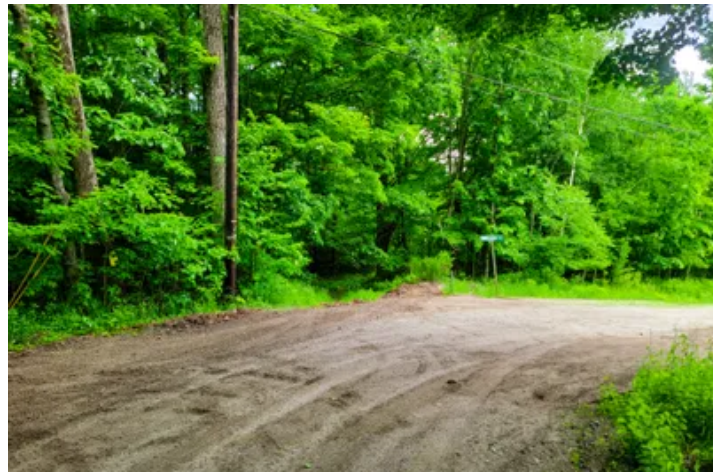
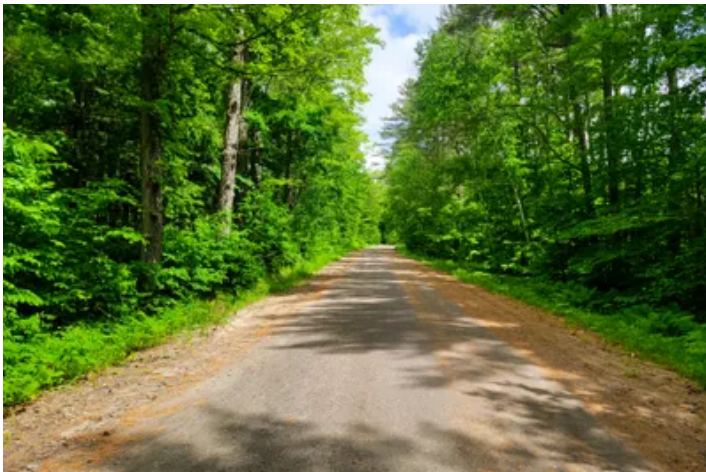
**PROPERTY DESCRIPTION**

Come explore this very economical 109 +/- acre recreational lot. The parcel is comprised of two individual, adjoining lots with 60 +/- acres in Newport, NH and 49 +/- acres in Goshen, NH. Access is by a short (550') Class VI unmaintained road. Building may be possible, but town zoning and Class VI Road rules would apply. The land is gently rolling with general northern hardwood forest with some heavy pine areas along the streams. The stream traveling through the Newport lot ranges about 6' wide with small waterfalls and some very unique rock structures. The wetland has a small section of open water, but this is likely very seasonal. Quite a few old stone walls on the property and there are little open glades scattered throughout. The old logging roads generally cannot be found; there are only small remnants that have not gone back to natural forest. The higher elevation in the Goshen lot offers a hardwood forest with plenty of oaks and accordingly more deer sign. The extension off Turkey Hill Road is drivable by 4 x 4 to the corner of the lot. The Old Turnpike Road frontage can be driven for about half of the frontage and then is washed out. These are both Class VI unmaintained roads. Power is at the end of Turkey Hill. The property has been surveyed, and there was a forest management plan completed in 2013. We believe that the last cutting was completed in 1997. A great place for hunting, hiking, camping and just enjoying the quiet of this part of New Hampshire.





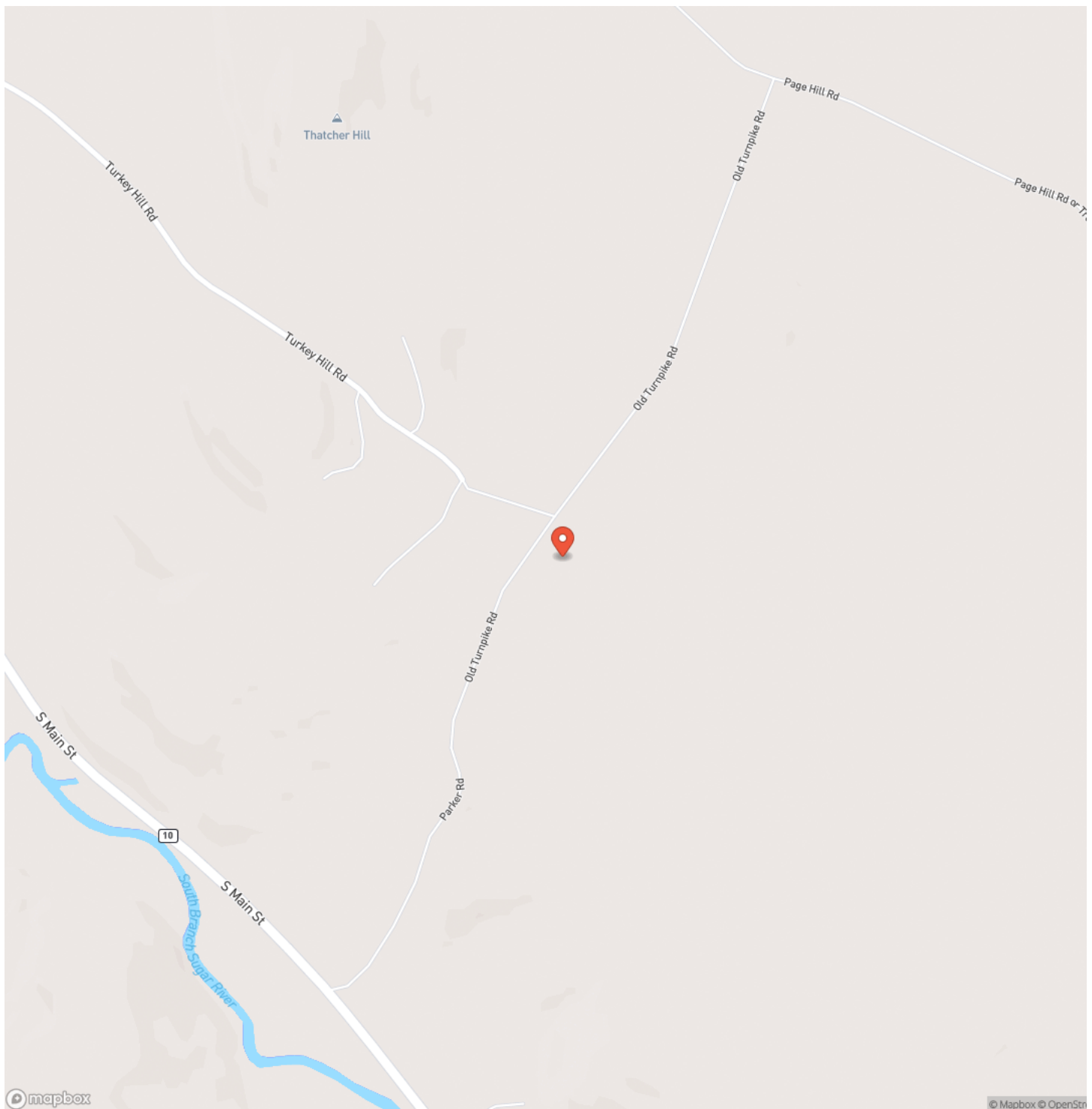
195 Turkey Hill Road - Newport  
Newport, NH / Sullivan County



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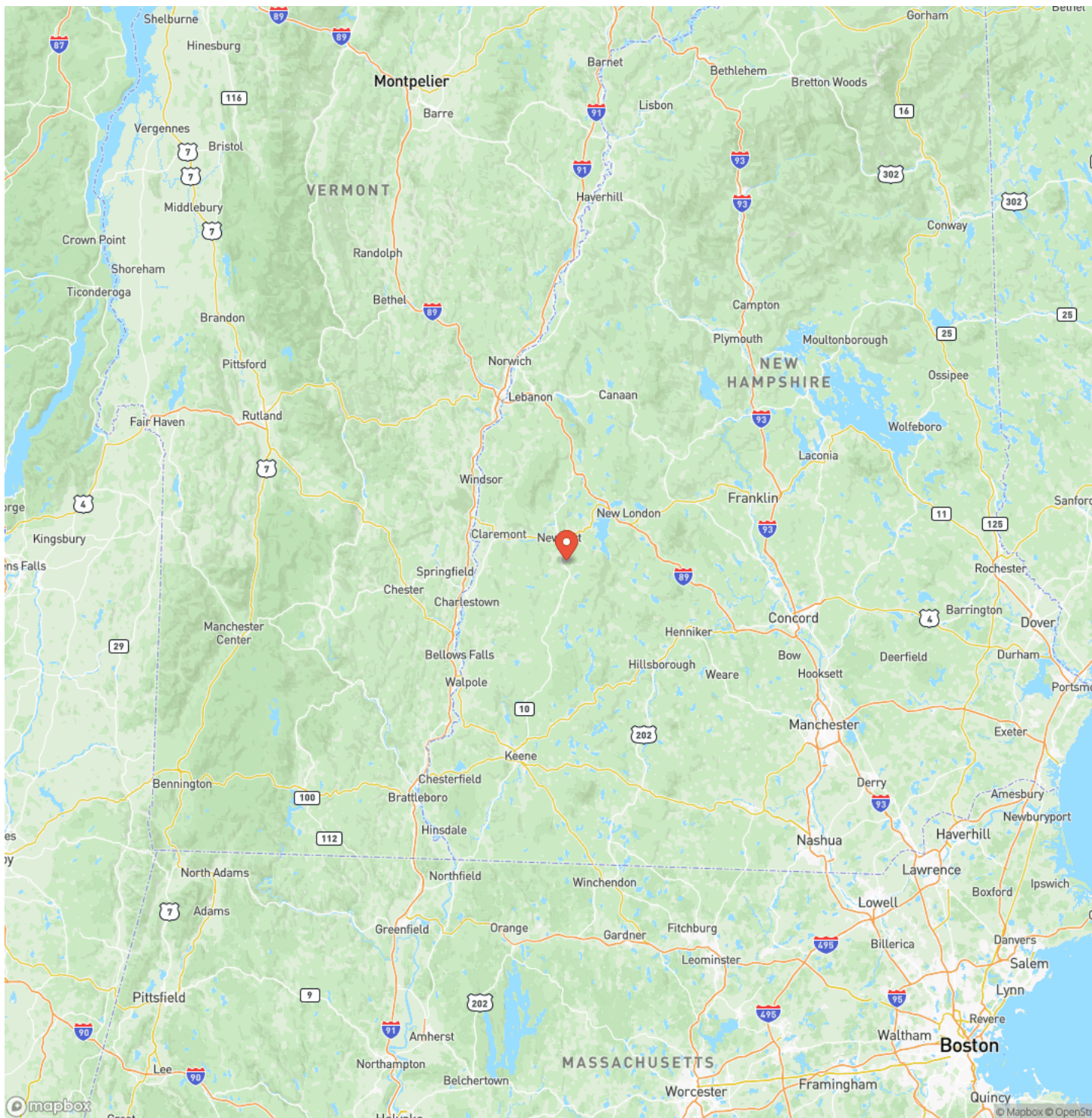
## Locator Map



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## Locator Map



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PROPERTIES



## Satellite Map



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**195 Turkey Hill Road - Newport  
Newport, NH / Sullivan County**

## LISTING REPRESENTATIVE

**For more information contact:**



## Representative

Curtis Trousdale

## Mobile

(802) 233-5589

## Email

curtis@preferredpropertiesvt.com

**Address**

149 Knight Lane

## City / State / Zip

Williston, VT 05495

## NOTES



## PREFERRED PROPERTIES

**MORE INFO ONLINE:**

**preferredpropertiesvt.com/**



## This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.





## **DISCLAIMERS**

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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**Preferred Properties**  
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Williston, VT 05495  
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