

3228 Grand Oak Ln - New Hill, NC 27562
Olive Upchurch Poole Lanier House c. 1855 on 10.03 acre lot
 Southern lot & house - tmls#2415808



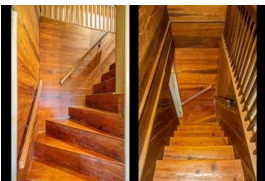
Travel back through time sitting on the restored front porch. The small flex space (office, hobby, play) with HVAC opens only onto the front porch. It was once a guest room for travelers needing lodging for the night. The history of the New Hill area reflects its location near major creeks, trading paths, old Hwy US1. Convenient access to all Triangle cities, universities, RTP, RDU airport, Interstate I-540.



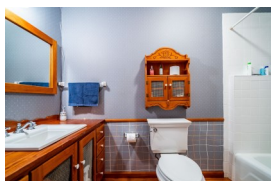
Enjoy the present while admiring original hand crafted wainscoting (LR), mantel pieces (LR & DR) and wide heart-pine walls & ceilings (DR). Ceilings are 9 ft in LR & DR and cathedral in 1980s added kitchen. A restored two story brick chimney provides open fireplaces in LR and upstairs bedroom suite (DR is decorative). Small room off DR is another flex space. Ribbons won by the seller's Alpine goats line the kitchen wall.



Live indoors and out. The 1980s addition included a back stair case in the family room that opens to the elevated back deck and south facing sunroom. The windows overlook and the deck stairs lead to paths, play area, pastures and gardens. Note the wide-planked heart-pine family room flooring that once lay across rafters in the nearby log outbuilding.



The original stairs & two bedrooms (with 8.5 ft ceilings) have natural finish wide-board, heart-pine paneled walls and ceilings. The master suite, with a full bath and fireplace, opens to a small, private 2nd story porch. The original structure is of wooden-pegged post and beam construction with hand-made doors (most with latches), inch-thick wide-board heart pine flooring, hand-planed wall boards.



The added back bedroom with cathedral ceiling and skylight includes a loft sleeping area/hide-away accessed by a heart-pine stepped ladder. The two upstairs bathrooms have had recent renovations to modernize fixtures and flooring. The downstairs smaller bathroom has a uniquely small antique footed tub. A nearby downstairs laundry room with side door access provides "mud room" convenience.



Two 10 acre lots are being sold together for \$1.2 M.

The southern lot, 3228 Grand Oak Ln (tmls#2415808), borders Chatham County and includes a renovated & expanded 3 BR/3BA, historic home, c.1855.

The northern lot, 3208 Grand Oak Ln (tmls#2415811), is a potential home site that includes wooded paths, orchard, pond, horse pastures, stables, riding ring.



The 1855 Greek Revival two story home is one of the few surviving pre-Civil War dwellings in western Wake County. Renovated and expanded in the 1980s, it features 3 BR & 3 baths and updates like thermal pane windows, glassed sunroom, geothermal heat pump.



The 1980s expansion added a sunlit kitchen overlooking the side herb garden, plus a large bright family room that adjoins a sunroom and deck, all overlooking a kid-friendly mature pecan tree, bee-hive yard oven, and pastures beyond.



Go to grandoaknc.com for tour, flyers, floorplan & history.

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