



MLS # 73159756 - Active
Single Family - Detached

Walpole, MA 02081
Norfolk County
Style: **Colonial**
Color:
Grade School: **Fisher**
Middle School: **Johnson MS**
High School: **Walpole HS**
Approx. Acres: **0.34 (15,000 SqFt)**
Handicap Access/Features:

List Price: **\$1,495,000**
Total Rooms: **8**
Bedrooms: **4**
Bathrooms: **2f 1h**
Main Bath: **Yes**
Fireplaces: **1**
Approx. Street Frontage:

Remarks

Exceptional new construction home with 3168 sq ft of living space and 2 car garage. Enter in your foyer which opens to the formal dining room. Enjoy entertaining in the bright chef's kitchen with high-end appliances and a large island and breakfast nook. The kitchen opens to a stunning fireplaced family room. Off the kitchen is your patio overlooking the large yard. Completing the first floor is an office for a work-from-home space and a large mudroom and powder room nicely tucked away., First-floor features include hardwood floors, 9-foot ceilings, and a slider leading to a deck and patio. Spacious primary bedroom with a walk-in closet and en-suite bath with a gorgeous tile shower. On the second level, you'll find three additional large bedrooms, a large common bath, and a laundry room. Oversized side entry two-car garage and huge backyard. A large unfinished basement offers many possibilities.

Property Information

Approx. Living Area Total: **3,168 SqFt** Living Area Includes Below-Grade SqFt: **No** Living Area Source: **Other**
Approx. Above Grade: **3,168 SqFt** Approx. Below Grade:
Living Area Disclosures:
Heat Zones: **3 Forced Air, Gas** Cool Zones: **3 Central Air**
Parking Spaces: **4 Off-Street** Garage Spaces: **2 Attached, Garage Door Opener, Storage, Side Entry, Insulated, Oversized Parking**
Disclosures: **Taxes are to be determined. Property under construction. Exterior pictures are rendering. Interior pictures are of a similar recent build. Expected completion end of July.**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Dining Room:	1	16X12	Flooring - Hardwood, Main Level, Open Floor Plan
Family Room:	1	20X15	Fireplace, Flooring - Hardwood, Main Level, Open Floor Plan, Recessed Lighting
Kitchen:	1	22X17	Countertops - Stone/Granite/Solid, Kitchen Island, Open Floor Plan, Stainless Steel Appliances, Gas Stove
Main Bedroom:	2	16X15	Bathroom - Full, Bathroom - Double Vanity/Sink, Closet - Walk-in, Flooring - Hardwood
Bedroom 2:	2	13X12	Closet, Flooring - Hardwood
Bedroom 3:	2	16X12	Closet, Flooring - Hardwood
Bedroom 4:	2	13X14	Closet, Flooring - Hardwood
Bath 1:	1		Bathroom - Half
Bath 2:	2		Bathroom - Full, Bathroom - Double Vanity/Sink
Bath 3:	2		Bathroom - Full, Bathroom - Double Vanity/Sink, Bathroom - With Tub & Shower
Laundry:	2		Dryer Hookup - Electric, Washer Hookup
Mud Room:	1		Main Level
Home Office:	1	13X11	Flooring - Hardwood, Main Level

Features

Appliances: **Range, Dishwasher, Disposal, Microwave, Refrigerator**
Area Amenities: **Shopping, Swimming Pool, Tennis Court, Park, Walk/Jog Trails, Golf Course, Medical Facility, Conservation Area, House of Worship, Private School, Public School**
Basement: **Yes Full, Bulkhead, Concrete Floor, Unfinished Basement, Exterior Access**
Beach: **No**
Construction: **Frame**
Electric: **Circuit Breakers, 200 Amps**
Energy Features: **Insulated Windows, Insulated Doors**
Exterior: **Fiber Cement Siding**
Exterior Features: **Porch, Patio, Gutters, Professional Landscaping, Sprinkler System**
Flooring: **Tile, Hardwood**
Foundation Size:
Foundation Description: **Poured Concrete**
Insulation: **Full**
Interior Features: **Cable Available**
Lot Description: **Corner, Paved Drive**
Road Type: **Public**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Utility Connections: **for Gas Range, for Electric Dryer, Washer Hookup, Icemaker Connection**
Water Utilities: **City/Town Water**
Waterfront: **No**
Water View: **No**

Other Property Info

Disclosure Declaration: **Yes**
Exclusions:
Home Own Assn:
Lead Paint: **None**
UFFI: Warranty Features:
Year Built: **2023** Source: **Builder**
Year Built Description: **Actual, Approximate, Under Construction**
Year Round: **Yes**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Tax Information

Pin #:
Assessed: **\$0**
Tax: **\$0** Tax Year: **00**
Book: **0** Page: **0**
Cert:
Zoning Code: **R**
Map: Block: Lot:

Compensation

Sub-Agent: **Not Offered** Buyer Agent: **2.5**
Facilitator: **2.5**
Compensation Based On: **Net Sale Price**

Office/Agent Information

Listing Office: **Keller Williams Realty** (617) 969-9000
Listing Agent: **Chris Kostopoulos Group** (857) 829-0282
Team Member(s): **Chris Kostopoulos** (857) 829-0282
Sale Office:
Sale Agent:
Listing Agreement Type: **Exclusive Right to Sell**
Entry Only: **No**
Showing: Sub-Agent: **Sub-Agency Relationship Not Offered**
Showing: Buyer-Agent: **Accompanied Showings, Appointment Required, Schedule with ShowingTime or Call 888-627-2775**
Showing: Facilitator: **Accompanied Showings, Appointment Required, Schedule with ShowingTime or Call 888-627-2775**
Special Showing Instructions:

Market Information

Listing Date: **9/14/2023** Listing Market Time: MLS# has been on for **4** day(s)
Days on Market: Property has been on the market for a total of **4** day(s) Office Market Time: Office has listed this property for **4** day(s)
Expiration Date: Cash Paid for Upgrades:
Original Price: **\$1,495,000** Seller Concessions at Closing:
Off Market Date:
Sale Date:

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Market History

MLS #	Date			DOM	DTO	Price
73159756	9/14/2023	Listed for \$1,495,000	Chris Kostopoulos Group	4		\$1,495,000
Market History for Keller Williams Realty (BB5962)				4		
Market History for this property				4		







