

Price: \$3,400,000 Address: 19 Brewster Road

Area: Shimmo

**Owner: Helene Patterson
Trustee**

Type: Single Family Status: Available
Map/Parcel: 54/175.1 Lot #: 120
Zoning: LUG1 Lot Size (SF): 45,738
Deed: 23242 Lot Size (A): 1.0500
Wtr Frontage: None Plan: 10937-14
Water View: Harbor Water: Well
Other View: Pastoral Sewer: Septic
Year Built: 1996 Rooms: 8
Remodeled: Beds/Baths: 4/3.5
Furnished: Un-Furnished
Second Dwelling: Potential



Beautiful J. Graham Goldsmith designed and Ron Winters built home on a very private lot in Monomoy with views out toward Nantucket Harbor. Comfortable family home with wonderful indoor and outdoor living spaces. Significant room to expand on this spacious upside down style home.

Basement: Partial full basement and crawl space. Access from interior stairs or via exterior bulkhead doors

1st Floor: Large and open cathedral foyer leading into sitting room with many beadboard built-ins and French doors opening onto manicured lawns and gardens. Spacious bedroom with full ensuite bath and French doors opening onto large private deck and outdoor shower. Bedroom. Large full bath with separate shower and tub. Laundry area with utility sink. Oversized one car garage with storage and work space.

2nd Floor: Open and spacious dining, kitchen and living area with fireplace and cathedral ceilings with exposed beams from The Old Cyrus Pierce School. Built-in breakfast nook with door leading out to spacious sun deck. Covered and screened-in porch that opens up on to a fabulous deck looking out toward Nantucket Harbor. Comfortable sitting room with built-ins and gas fireplace. Powder room. Master suite with walk-in closet and full bath with separate jacuzzi tub and tiled shower.

Building Information

First Floor Bedrooms: 0
Heating: Oil\FHA
Fireplaces: Two
Floors: Birch
Yard: Yes
Parking: Yes
Foundation: Poured
Lead Paint: No
Recreation and Outdoor Spaces: Deck, Garden, Patio, Porch

Appliances and Other Amenities

Stove: KitchenAid
Refrigerator: KitchenAid
Dishwasher: Bosch
Washer: Yes
Dryer: Yes
Tv Service: Cable
Amenities: Alarm, Central A/C, Disposal, Insulation, Irrigation, Outdoor Shower

Taxes and Fees

Assessment Year: 2012
Building Assessment: \$1,321,400
Land Assessment: \$1,482,400
Total Assessment: \$2,803,800
Estimated Taxes: \$10,443

Condo Fees: \$0
Condo Fees Include: 0

Easements

Utility easement.

Other Comments

None



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