



**Naushop - 2 Sparrow Drive**  
ID: 79939 Owner: Fields

**\$ 1,125,000**  
Available



**Property Type:** Single Family

**Lot Size:** 5,510 sq. feet

**Total Rooms:** 8

**Total GLA:** 2,592 sq. feet

**Total Beds:** 5

**Year Built:** 1994

**Total Baths:** 3 full, 1 half

**Water / Sewer:** Town / Town

**Frontage:** None

**2014 Assess:** \$ 790,900

**Water Views:** None

**Land Assess:** \$ 331,500

**Sec. Dwelling:** None

**Build Assess:** \$ 459,400

**Zoning:** R5

**Est. Taxes:** \$ 2,961

Gracious two story, Naushop colonial home with five bedrooms, three and a half baths and an outdoor brick patio for summertime entertaining and dining. Enjoy the community pool and tennis in this well established neighborhood.

**First Floor:** Entrance to foyer with large living room with wood burning fireplace, separate dining room, spacious kitchen with dining area and center island, half bath and laundry area with side door to off street parking. French doors lead to outdoor brick patio and separate storage shed.

**Second Floor:** Master bedroom with ensuite bath with shower, three additional bedrooms share a hall bath with tub and shower.

**Third Floor:** Full staircase leads to third floor twin bedroom, full bath with shower and comfortable living room area. This would make an ideal master bedroom guest suite.

### Building Information

<b>Furnished:</b>	Un-Furnished	<b>Foundation:</b>	Poured Concrete	<b>Stove:</b>	Jenn Air
<b>First Floor Beds:</b>	0	<b>Yard:</b>	Landscaped	<b>Refrigerator:</b>	Amana
<b>Fireplaces:</b>	1	<b>Parking:</b>	Yes	<b>Dishwasher:</b>	Frigidaire
<b>Floors:</b>	Pine	<b>Lead Paint:</b>	No	<b>Washer/Dryer:</b>	Maytag / Maytag
<b>Heat:</b>	Gas\FHW	<b>Other Structures:</b>	None	<b>TV Service:</b>	Cable

**Outdoor/Recreation:** Patio, Community Pool, Community Tennis Court

**Features:** Disposal, Insulation, Irrigation

### Parcel/Property Information

**Map:** 68 **Parcel:** 532 **Plan:** 16514 **Deed Ref:** C 16,050 **Lot:** 12 **Other Views:** Residential

**Easements:** Subject to Nantucket South Valley Realty Trust Covenants and Restrictions. Utility, sewer and drainage easements. Annual HO Association fees of approximately \$2000. Excluded from the sale are the painted medicine cabinet in the master bedroom and the quarterboard in the kitchen.

**Fees:** \$ 2,000 (Pool & Tennis)









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NANTUCKET REAL ESTATE

Mary Malavase  
Phone: 508-228-7707  
Mobile: 508-221-2093  
mary@nantucketrealestate.com



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