



MLS # 70971663 - New
Single Family - Detached
27 Sycamore Road
Newton, MA : Newton Center 02459
Middlesex County
Style: Colonial, Contemporary
Total Rooms: 10
Full/Half/Master Baths: 5/1/Yes
Grade School: Spaulding
High School: Newton South HS
Directions: Redwood or Hartman to Sycamore

List Price: \$1,999,000

Color:
Bedrooms: 4
Fireplaces: 1
Middle School: Oak Hill

Remarks

Newly constructed custom 5265' 4 Bedroom, 5.5 Bath contemporized Colonial aglow with sunshine. Top of the line finishes & rich details. State of the Art Cherry, granite & SS kitchen open to breakfast area and family room. Vaulted master bedroom suite with lavish master bath & oversized walk-in closet. Soaring 2 story entry. Stone coated steel roof shingles. French doors lead to fabulous deck overlooking level yard. LL Entertainment rm & exercise rm.

Property Information

Approx. Living Area: 5265 sq. ft. Approx. Acres: 0.23 (10260 sq. ft.) Garage Spaces: 2 Attached, Under
Living Area Includes: Finished Basement Heat Zones: 4 Forced Air, Radiant, Gas Parking Spaces: 3 Off-Street
Living Area Source: Owner Cool Zones: 5 Central Air Approx. Street Frontage:
Living Area Disclosures: interior sq footage is approximate

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	--	--
Family Room:	1	--	Fireplace
Kitchen:	1	--	--
Master Bedroom:	2	--	Full Bath, Walk-in Closet
Bedroom 2:	2	--	--
Bedroom 3:	2	--	--
Bedroom 4:	2	--	--
Bath 1:	1	--	Half Bath
Bath 2:	2	--	Full Bath
Bath 3:	2	--	Full Bath
Laundry:	2	--	--
Media Room:	B	--	--
Office:	B	--	--
Exercise Room:	B	--	--
Bathroom:	B	--	Full Bath
Bathroom:	2	--	Full Bath

Features

Appliances: Range, Wall Oven, Dishwasher, Disposal, Microwave, Countertop Range, Refrigerator, Washer, Dryer
Area Amenities: Tennis Court, Golf Course
Basement: Yes Full, Finished, Sump Pump
Beach: No
Construction: Frame
Electric: 200 Amps
Energy Features: Insulated Windows
Exterior: Stucco
Exterior Features: Deck, Prof. Landscape, Sprinkler System
Flooring: Wood, Tile
Foundation Size: 000
Foundation Description: Poured Concrete
Hot Water: Natural Gas
Insulation: Full
Interior Features: Central Vacuum, Security System, Cable Available
Lot Description: Paved Drive
Road Type: Public
Roof Material: Other (See Remarks)
Sewer and Water: City/Town Water, City/Town Sewer
Utility Connections: for Gas Range
Waterfront: No

Other Property Info

Disclosure Declaration: No
Disclosures: Assessment & taxes TBD
Exclusions:
Home Own Assn: No
Lead Paint: None
UFFI: No Warranty Available:
Year Built: 2009 Source: Builder
Year Built Description: Approximate
Year Round:

Tax Information

Pin #:
Assessed: \$0
Tax: \$0 Tax Year: 2009
Book: 0 Page: 0
Cert:
Zoning Code: res
Map: Block: Lot:

Office/Agent Information

Listing Office: Hammond Residential R. E. (617) 731-4644 Ext. 253
Listing Agent: Holly Wyner (617) 686-9460
Team Member:
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: Call List Office, Call List Agent, Accompanied Showings, Appointment Req'd
Showing: Facilitator: Call List Office, Call List Agent, Accompanied Showings, Appointment Req'd
Special Showing Instructions: Call Holly 617-686-9460 or email: Holly@Hollywyner.com

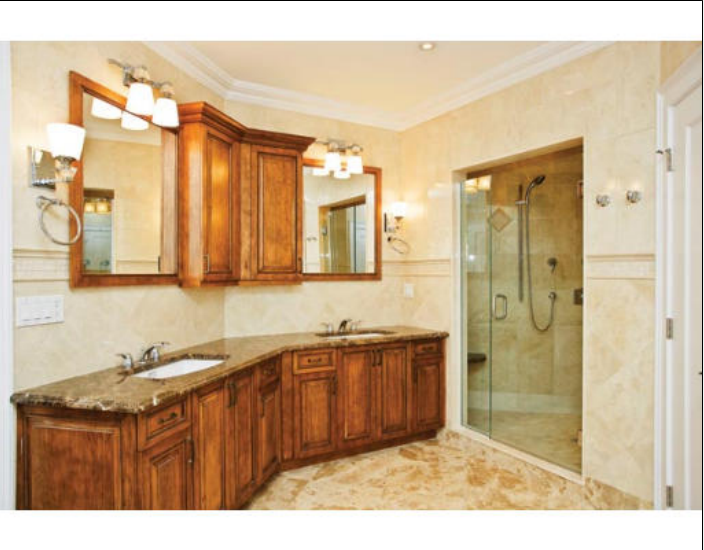
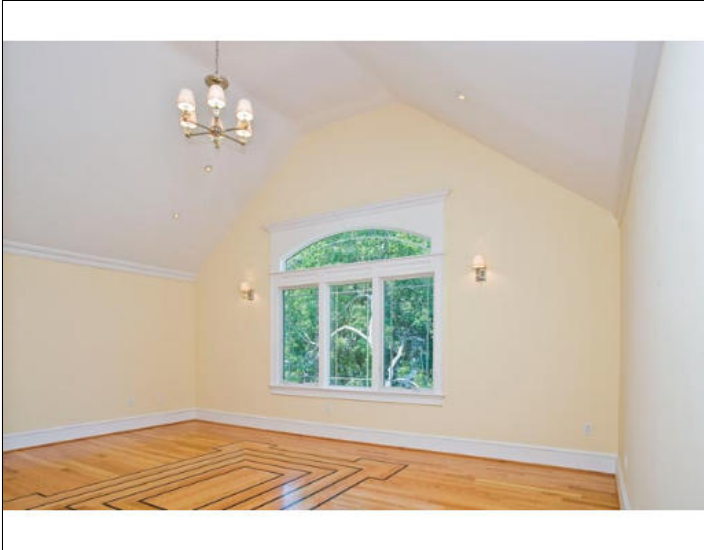
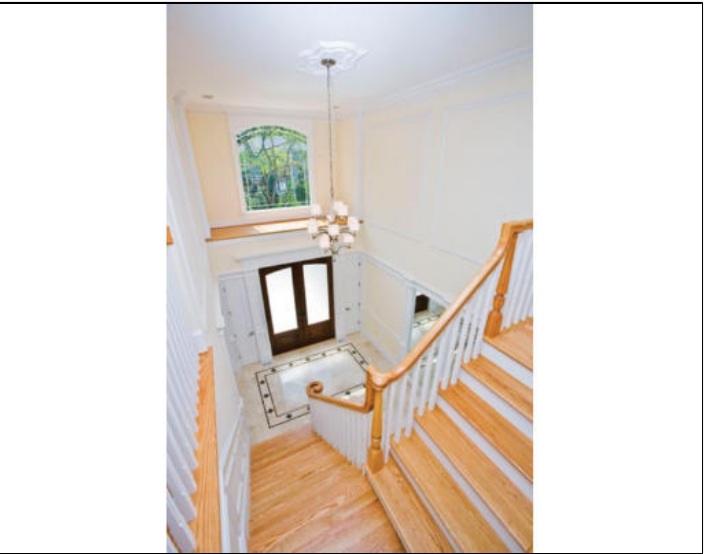
Compensation

Sub-Agent: Not Offered
Buyer Agent: 2.5
Facilitator: 2.5
Lender Owned: No
Short Sale With Lender Approval Required: No

Market Information

Listing Date: 9/8/2009
Days on Market: Property has been on the market for a total of 3 day(s)
Expiration Date:
Original Price: \$1,999,000
Off Market Date:
Sale Date:

Listing Market Time: MLS# has been on for 3 day(s)
Office Market Time: Office has listed this property for 3 day(s)





The information in this listing was gathered from third party sources including the seller and public records. MLS Property Information Network and its subscribers disclaim any and all representations or warranties as to the accuracy of this information. Content ©2009 MLS Property Information Network, Inc.