



\$1,635,000

IDYLIC COUNTRYSIDE RETREAT!

423 Concord Rd, Weston, MA 02493



Property	Details
Style:	Modern
# Bedrooms:	5
# Bathrooms:	4 1/2
# Stories:	1 1/2
# Fireplaces:	4
Oil Heating:	7-Zones
Central A/C:	2-Zones
Square Footage	2016 Taxes: \$23,329
Main Floor:	3884
2nd Floor:	1414
Basement:	1047
Total:	6345
	Electrical Amps: 200
	Water: Well
	Sewerage: Septic
	Title V: Passed
	Garage Parking: 2 Cars
	Off-Street: 6 Cars+
	Lot Size: 1.84 Ac
	Exterior: Clapbd
	Basement: Partial
	Year Built: 1995*
	*portion of 1954 structure incorporated into re-build.

Why buy a house when you can buy a lifestyle? Forget the noise of the city and enjoy the quiet, interspersed with chirping crickets and birds. Fitness buff? - 10 acres of conservation land border two sides of this professionally tended, 2-acre, country estate! Board your horse at a nearby stable and ride the local trails. Tennis courts minutes away. Cross-country skiing and walking trails outside your back door! You can even choose between a nursery or in-home gym if you want to work out but not go out!



Elegant architecturally yet ideal for your growing family with space for all to spread out. The chef's kitchen, open to the voluminous family room, along with its formal areas are perfect for large family gatherings or entertaining large groups.

Would you like a man cave? Home theatre? Game room? Customize the lower level accordingly. Bedrooms and baths are split three ways to provide maximum privacy in this family home. There is a modest master suite downstairs to be near the very young. Or a luxurious master suite upstairs if you prefer more separation. Drink in the views of lush greenery from every room. There is even an atrium with faucet for indoor green thumbs.

The lot itself is worth \$1.2M—which means you're only paying \$435,000 for the house now that relocated sellers have reduced price \$283,500 below assessed value! Best make your offer fast!

Return to view this property 24/7 on the web where you will find interior and exterior videos, dozens and dozens of photos, floor plans, and an exhaustive list of its features and benefits —

423concord.com





Amenities

- 10' + Vaulted Ceilings
- Security System
- Wood/Granite/Tile Floors
- Recessed/Track Lighting
- Handicap-Level Light Switches
- Radiant Heated Floors
- Programmable Thermostats
- Central Vacuum
- Wet Bar
- Skylights Throughout
- Double Rain Shower Heads
- Mirrored Medicine Cabinets
- Walk-ins, Closets w/Auto Lighting
- Sandblasted Sitka Spruce Cabinets by Kochman Reidt Haigh
- Built-in Shelves/Bookcases
- Built-In Phone Desk w/CAT5
- Violetta Granite Counters
- Under-Mount Sinks
- Thermador Wall Ovens
- 48"-Glass-Front Cabinets
- Under-Cabinet Lighting
- Tumbled Marble Backsplash
- Sub-Zero Fridge and Freezer
- Propane Range Cooktop
- Ample Pantry Storage
- Laundry Sink/Folding Table
- 80-Gallon Hot Water Tank
- Artesian Well Water
- Water Softener
- Walk-In Attic w/Storage Space
- Atrium w/Water Supply
- Heated Garage
- Insulated Garage Doors
- Storage Shed (as is)
- Wood Decks
- New 2,000 Gal Septic Tank
- Irrigation/Sprinkler System

Water Quality Test: Passed

Radon Reading (2.6): Passed

Photos are from when owner was still living in house.

Room	Dimensions	Level		
Foyer:	13 x 09	1	Wine Cellar:	06 x 05 B
Vestibule:	15 x 12	1	Attic Storage:	24 x 12 2
Sitting Room:	15 x 13	1	Powder Room:	08 x 05 1
Living Room:	16 x 13	1	Master Bed1:	22 x 22 2
Library:	18 x 09	1	Master Bath1:	23 x 15 2
Sun Room:	16 x 14	1	Master Closet1:	20 x 14 2
Family Room:	25 x 17	1	Master Bed2:	14 x 12 1
Kitchen:	29 x 12	1	Master Bath2:	08 x 07 1
Dining Room:	17 x 16	1	Bathroom 3:	10 x 09 1
Breakfast Room:	14 x 07	1	Bedroom 3:	15 x 13 1
Nursery :	20 x 16	2	Bathroom 4:	11 x 06 1
Laundry Room:	09 x 07	1	Bedroom 4:	17 x 11 1
Game Room:	34 x 23	B	Bedroom 5:	13 x 13 1



The information contained herein is furnished by the seller to the best of his/her knowledge, but is subject to verification by the purchaser, and neither agent nor seller assumes responsibility for correctness thereof. *The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice. It is recommended that your attorney advise you on all legal matters, that your CPA advise you on all tax matters and that you have qualified engineers and tradesmen certify as to the physical integrity of the property through onsite inspections. In accordance with the Law, this property is offered without respect to race, color, creed, national origin, sex, family status or handicap.

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