



Goshen (127) **\$ 1,700,000**
27 WEST HYERDALE DR **L125730**

County:	Litchfield	Acres:	0.83	ADOM:	573
Status:	Active	#Rooms:	9.0		
Style:	Contemporary	#Levels:	3.0		
Year Built:	1978 / Town Records	Garage:	2 / Attached		
Square Feet:	4,100	Basement:	Full Basement With Walk-Out, Fully F		
#Bedrooms:	4	Elementary:	GOSHEN		
#Baths:	3.0	Sr High:	WAMOGO		

GREAT WOODRIDGE LAKE WATERFRONT; 3 BR, 3 B; BEST LOCATION - SOUTH AND WEST EXPOSURE; LAKEFRONT PATIO WITH POWER; THIS HOME IS A MUST-SEE FOR THOSE THAT LOVE THE WATER; CLUBHOUSE & AMENITIES INCLUDED. Owner will offer very competitive financing package.

ROUTE 4 TO BEACH STREET TO RIGHT ON SHELBOURNE TO RIGHT ON WEST HYERDALE TO #27 ON LEFT

Assmt:	\$845,190	Zoning:		SubDivision:	WOODRIDGE LAKE
Mill Rate:	14.400	Lse Opt:	No	Esmt/ROW:	SEE DEED
Taxes:	\$12,170	LotDim:	183X250	Adult Community:	No
				Seasnl:	No

Virtual Tour: <http://www.mtharris.com/vtpost/16/229/mls.php>

		BATHS	Full	Half
Living:	16X21	Fireplace, Vaulted Ceiling		
Dining:	Y /16X12	Formal	Lower Level:	1
Kitchen:	15X20	Island	1st Floor:	1
Family/Den:	Y /15X25	Lower Level, Wetbar	2nd Floor:	1
Mstr Bedrm:	17X18	Balcony, Whirlpool	3rd Floor:	
2nd Bedrm:	11X13	First Floor, Walkin Closet	#Fireplace:	2
3rd Bedrm:	11X12	First Floor	Floors:	Carpeted, Wood, Tile
4th Bedrm:			Laundry:	First Floor
In-law:			Attic:	Storage Space
Addl Rooms:	Office, Laundry		Siding:	Cedar

Waterfront:	Y / Frontage, Lake	Mechanical:	Central Vacuum, Auto Garage Door Opener
Lot Desc:	Level Topography, Neighborhood, View	Appliances:	Oven/Range, Subzero, Dishwasher, Washer, Dryer
Interior Feat:	Balcony, Granite or Corian Countertops, Wet Bar, Workshop	Cable Avail:	Yes
Exterior Feat:	Balcony, Garden Area, Underground Utilities	Handicap:	
Pool:	N	Misc:	
Deck:	17X26	Porch:	
		Driveway:	Paved

Heating:	Baseboard	Water:	Private Well
Fuel:	Oil	Sewer:	Public Sewer Connected
Cooling:	Central Air	Hot Water:	Oil, Owned
Energy:	Thermo Pane Windows	Lien:	Neither Water or Sewer Lien
		Foundation:	

UFFI:	Is Not Present	Radon:	No Knowledge of Its Presence	Lead:	Is Not Present	Asbestos:	Is Not Present
-------	----------------	--------	------------------------------	-------	----------------	-----------	----------------

Poss:	Negotiable	Othr Fin:	Owner fin. avail.	Pud:	No	Pud Fee:	/
Contr Date:		Close Date:		Sale Price:		DOM:	