



MLS # 72276040 - Sold
Single Family - Detached

24 Audubon Rd
Wellesley, MA 02481-2827
Norfolk County
 Style: **Colonial**
 Color:
 Grade School:
 Middle School: **Wellesley**
 High School: **Wellesley**
 Handicap Access/Features:
 Directions: **Lowell to Taylor to Audubon**

List Price: **\$2,275,000**
 Sale Price: **\$2,050,000**
 Total Rooms: **10**
 Bedrooms: **5**
 Bathrooms: **5f 1h**
 Master Bath: **Yes**
 Fireplaces: **2**

Remarks

Pristine Colonial in the heart of Wellesley Hills with convenient access to shops, schools, restaurants and train. Cherry hardwood floors, marble and granite counters, coffered ceilings, and detailed millwork throughout give this modern home a classic feel. A Gourmet kitchen with high-end appliances opens into a spacious Great-Room with an inviting, center fireplace and custom built-ins. Spacious living and dining rooms are ideal for both formal entertaining and casual family gatherings. Master bedroom is a tranquil suite that includes a spa bath with expansive walk-in closets. Two recreation rooms offer active space for fun and games. Third floor 5th bedroom includes private bath and separate sitting area, ideal for nanny, in-laws, weekend guests. Elegant bluestone patio enclosed by stone walls, mature landscaping, and fenced yard create extended living space in a natural outdoor setting.

Property Information

Approx. Living Area: **4,661 Sq. Ft.** Approx. Acres: **0.41 (18,000 Sq. Ft.)** Garage Spaces: **3 Attached**
 Living Area Includes: Heat Zones: **4 Forced Air, Gas** Parking Spaces: **4 Off-Street**
 Living Area Source: **Public Record** Cool Zones: **4 Central Air** Approx. Street Frontage:
 Living Area Disclosures: **additional 1,033 +/- square feet of finished space in lower level**
 Disclosures: **see agent**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	13X14	Flooring - Hardwood
Dining Room:	1	13X14	Flooring - Hardwood
Family Room:	1	26X18	Fireplace, Flooring - Hardwood
Kitchen:	1	14X23	Flooring - Hardwood, Countertops - Stone/Granite/Solid, Kitchen Island, Stainless Steel Appliances
Master Bedroom:	2	14X18	Bathroom - Full, Flooring - Hardwood
Bedroom 2:	2	14X11	-
Bedroom 3:	2	12X10	-
Bedroom 4:	2	15X15	-
Bedroom 5:	3	17X18	-
Bath 1:	1		Bathroom - Half
Bath 2:	2		Bathroom - Full
Bath 3:	2		Bathroom - Full
Laundry:	2		-
Den:	1	14X14	Fireplace, Flooring - Hardwood
Media Room:	2	20X23	Closet/Cabinets - Custom Built
Bathroom:	3		Bathroom - Full
Bathroom:	B		Bathroom - Full
Game Room:	B	21X23	Recessed Lighting, Remodeled
Play Room:	B	24X13	-

Features

Appliances: **Range, Dishwasher, Microwave, Refrigerator**
 Area Amenities: **Public Transportation, Shopping, Public School**
 Basement: **Yes Full**
 Beach: **No**
 Construction: **Frame**
 Energy Features: **Insulated Windows, Insulated Doors**
 Exterior: **Clapboard, Wood**
 Exterior Features: **Patio, Gutters, Sprinkler System, Fenced Yard**
 Flooring: **Hardwood**
 Foundation Size:
 Foundation Description: **Poured Concrete**
 Hot Water: **Natural Gas**
 Interior Features: **Security System**
 Lot Description: **Wooded, Paved Drive**
 Road Type: **Public, Paved**
 Roof Material: **Asphalt/Fiberglass Shingles**
 Sewer Utilities: **City/Town Sewer**
 Water Utilities: **City/Town Water**
 Waterfront: **No**

Other Property Info

Disclosure Declaration: **No**
 Exclusions:
 Home Own Assn:
 Lead Paint: **Unknown**
 UFFI: Warranty Features:
 Year Built: **2009** Source: **Public Record**
 Year Built Description: **Approximate**
 Year Round:
 Short Sale w/Lndr. App. Req: **No**
 Lender Owned: **No**

Tax Information

Pin #: **M:109 R:042 S:**
 Assessed: **\$2,238,000**
 Tax: **\$26,744.1** Tax Year: **2018**
 Book: **0** Page: **0**
 Cert: **1198337**
 Zoning Code: **SR20**
 Map: Block: Lot:

Office/Agent Information

Office: Coldwell Banker Residential Brokerage - Wellesley - Central St. (781) 237-9090
Agent: David McDonough (781) 690-2216

Market History for 24 Audubon Rd, Wellesley, MA 02481-2827

MLS #	Date		DOM	DTO	Price
72276040	1/31/2018	Listed for \$2,275,000			\$2,275,000
UAG	3/8/2018	Status Changed to: Under Agreement			
SLD	3/12/2018	Status Changed to: Sold			
	3/12/2018	Sold for \$2,050,000	36	31	\$2,050,000
Market History for Coldwell Banker Residential Brokerage - Wellesley - Central (BB2435)			36	31	\$2,050,000
Market History for this property			36	31	\$2,050,000