



15 CHATFIELD DRIVE - LAKEVILLE, CT
WEB ID#JHA205 - OFFERED AT \$379,000



JOHN HARNEY
ASSOCIATES, LLC

REAL ESTATE BROKERAGE

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Description is subject to errors, omissions, unannounced price changes and/or availability. No warranty is intended or implied in this description. Purchasers must satisfy themselves as to the correctness of all statements.

RESIDENTIAL

Location: 15 Chatfield Drive, Lakeville, CT
MLS#: L131576
Land Size: 1.15 Acres
Map: 41, **Lot:** 19
Vol: 200, **Page:** 355
Zoning: Residential
Property Type: Ranch
Easements: None Known
Year Built: 1971
Survey #: 1179
Square Footage: 2,060
Total Rooms: 6, **BR's:** 3, **BA's:** 1.5
Basement: Full
Exterior: Clapboard siding
Floors: Wood, Carpet, Linoleum
Roof: Composition asphalt shingle
Garage: Yes, Detached
Outbuildings: Garage/Barn
Attic: Yes
Fireplace: 1
Generator: No
Heat: Electric
Electric: 100 Amps
Sewer: Septic
Water: Private community water company
Exclusions: None known
Mil Rate: 9.3 **Date:** 2008 **Taxes:** \$2,825 **Date:** 2008
Please verify current taxes
Offered at: \$379,000

DESCRIPTION:

This spacious 2,060 sq. ft. ranch has three bedrooms, 1.5 baths with the recent addition of a large family room with sunny, skylit office space above and two sets of French doors leading to a beautiful new flagstone terrace with pergola.

The dining area adjacent to the kitchen has a built in cupboard with wine rack, and sliding glass doors out to a lovely deck, allowing ample room for outdoor entertaining with a panoramic view overlooking the northwest hills beyond. There is a finished carpeted basement with pellet stove and laundry area.

Situated on a corner lot, located close to Hotchkiss, Indian Mountain School and Town Hill School, this home affords easy access to the Wassaic train station only 15 minutes away, and a number of exceptional places of interest in the immediate area for music, dining, art galleries, movies, skiing and much more. The property is wired for Invisible Fence. **WEB ID# JHA205**



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