

**100 Sue Ann Drive
Dracut, MA 01826
Single Family**

MLS #: **71113818** Status: **New**
List Price: **\$427,000**
List Date: **7/24/2010**
Area: Off Market Date:
Days on Market (Total): **0** Days on Market (Office): **0**
Neighborhood/Sub-Division: **Maplewood**

Property Features

Rooms: **8** Style: **Colonial**
Bedrooms: **4** Type: **Attached**
Full Bath: **2** Apprx Acres: **1.23**
Half Bath: **2** Apprx Lot Size: **53623 sq.ft.**
Master Bath: **Yes** Apprx Living Area: **2388 sq.ft.**
Fireplaces: **1** Foundation Size: **26x40 + 14x22 (Poured Concrete)**
Year Built: **1998** Garage: **2 Under**
Color: Parking: **4 Off-Street, Paved Driveway**



Room Descriptions

Room	Level	Size	Features
Living Room:	1		Hard Wood Floor
Dining Room:	1		Hard Wood Floor
Family Room:	1		Fireplace, Cathedral Ceilings, Ceiling Fan(s), Wall to Wall Carpet
Kitchen:	1		Hard Wood Floor, Dining Area, Balcony / Deck, Stone / Granite / Solid Countertops, Kitchen Island
Master Bedroom:	2		Full Bath, Linen Closet, Walk-in Closet, Wall to Wall Carpet
Bedroom 2:	2		Wall to Wall Carpet, Closet
Bedroom 3:	2		Wall to Wall Carpet, Closet
Bedroom 4:	2		Wall to Wall Carpet, Closet
Laundry:	1		Half Bath, Stone / Ceramic Tile Floor, Closet
Bathroom:	B		Half Bath
Bathroom:	2		Full Bath

Remarks

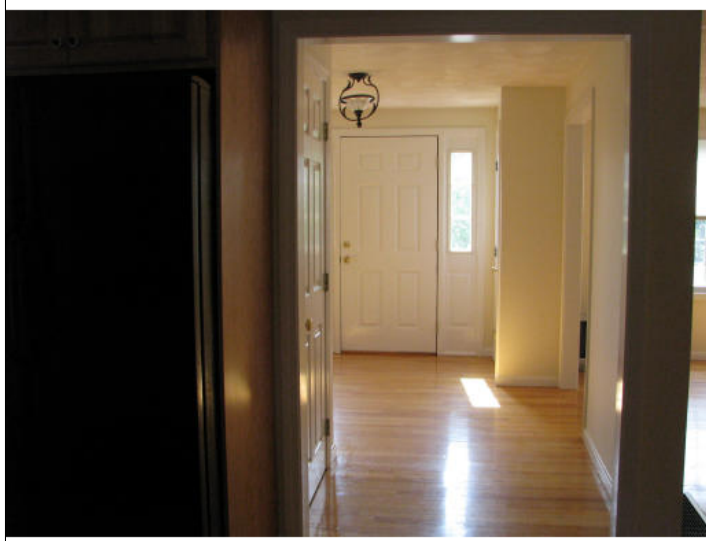
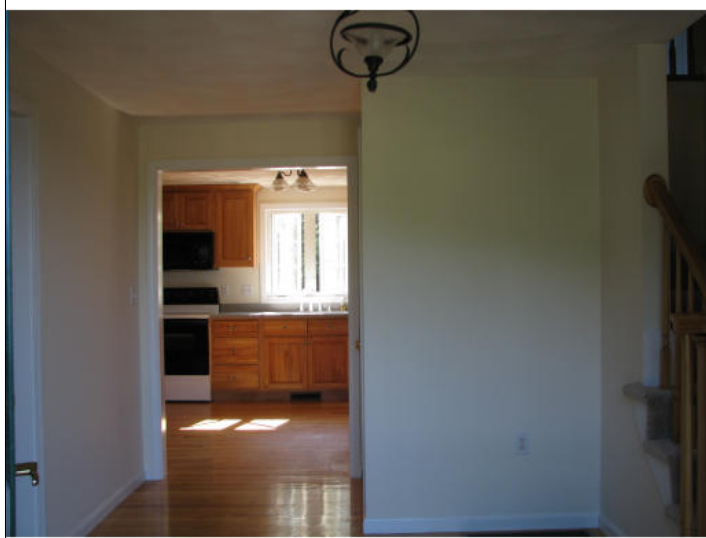
Beautiful Home with stunning views, located in well established neighborhood. 4 bdr, 4 bath colonial in pristine condition, hardwood floors, ceramic tile baths, beautiful kitchen with pantry and solid surface countertops, gas fireplace in family room, new wall to wall carpeting throughout second floor, walk up attic, central air (new zone board), central vac, finished basement with 1/2 bath and 6 person Jacuzzi, deck with new Trex decking, sprinkler system & 2 car garage. Priced to Sell!

Features & Other Information

Appliances: **Range, Dishwasher, Microwave, Refrigerator**
Area Amenities: **Shopping, Park, Walk/Jog Trails, Golf Course, Medical Facility, Private School, Public School, University**
Basement: **Yes Full, Finished, Garage Access**
Construction: **Frame**
Cooling: **Central Air**
Disclosures:
Electric: **110 Volts, Circuit Breakers**
Exclusions:
Exterior: **Vinyl**
Exterior Features: **Deck, Above Ground Pool, Storage Shed, Prof. Landscape, Sprinkler System, Fenced Yard, City View(s), Composite Deck**
Heating: **Central Heat, Forced Air, Humidifier, Gas**
Hot Water: **Natural Gas**
Interior Features: **Central Vacuum, Cable Available, Sauna/Steam/Hot Tub, Walk-up Attic**
Lead Paint: **Unknown**
Living Area Disclosures:
Living Area Includes: **Finished Basement**
Road Type: **Public, Paved, Publicly Maint.**
Roof: **Asphalt/Fiberglass Shingles**
Sewer and Water: **City/Town Water, City/Town Sewer**
Waterfront: **No**

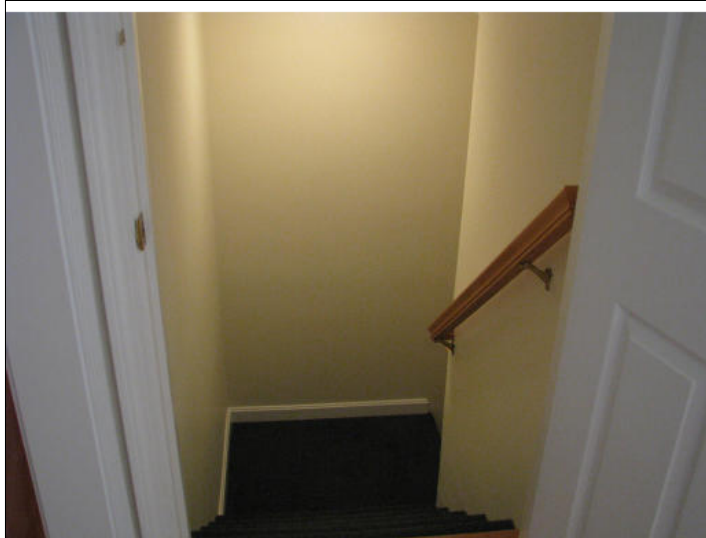
Tax Information

Pin #:
Map: Block: Lot: **13**
Assessment: **\$399,500**
Taxes: **\$4900** Tax Year: **2010**
Book: **9801** Page: **74**
Cert: **12-17-1998**
Zoning Code: **R1**











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