

**CALL US TO SEE THIS PROPERTY
PAMELA & JOSE BANCHS
KELLER WILLIAMS REALTY
DIRECT 508-847-0653**



**MLS # 71022688 - Active
Single Family - Detached**

238 Bragg Hill Road List Price: **\$429,000**
Westminster, MA 01473
Worcester County
 Style: **Colonial** Color:
 Total Rooms: **8** Bedrooms: **3**
 Full/Half/Master Baths: **3/1/Yes** Fireplaces: **1**
 Grade School: **Meetinghouse** Middle School:
 High School: **Oakmont**
 Neighborhood/Sub-Division:
 Directions: **S. Ashburnham Road to Bragg Hill Road - mapquest.com**

Remarks

Large custom built colonial located off of the beaten path on a large wooded lot in the quiet countryside of Westminster. Currently being used as a 4 bedroom house . This home is charming and begs to be filled with guests enjoying its plentiful spaces inside and out. Inside their is lots of room to relax or have guests over with a big family room that you can walk out onto a patio that lead to a deck that wraps around the pool. This house is a must see!

Property Information

Approx. Living Area: **3286 sq. ft.** Approx. Acres: **3.46 (150718 sq. ft.)** Garage Spaces: **2 Attached, Under**
 Living Area Includes: **Finished Basement** Heat Zones: **3 Central Heat, Hot Water Baseboard, Electric Basebd,** Parking Spaces: **8 Off-Street**
 Living Area Source: **Owner** Cool Zones: **Other (See Remarks)** Approx. Street Frontage:
 Living Area Disclosures:

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:		16x14	--
Dining Room:		11x9	Hard Wood Floor
Family Room:		22x16	Fireplace, Cathedral Ceilings
Kitchen:		22x14	Stone / Ceramic Tile Floor, Stone / Granite / Solid Countertops
Master Bedroom:		18x13	Full Bath, Balcony /Deck
Bedroom 2:		14x11	--
Bedroom 3:		12x11	--
:		13x11	--
:		32x15	--

Features

Appliances: **Range, Dishwasher, Refrigerator, Washer, Dryer**
 Area Amenities: **Golf Course, Medical Facility, Laundromat**
 Basement: **Yes Full, Partially Finished, Walk Out, Interior Access, Garage Access**
 Beach: **No**
 Construction: **Frame**
 Energy Features: **Insulated Windows**
 Exterior: **Vinyl**
 Exterior Features: **Enclosed Porch, Deck, Covered Patio/Deck, Balcony, Above Ground Pool, Gutters**
 Flooring: **Wood, Tile, Wall to Wall Carpet**
 Foundation Size: **0**
 Foundation Description: **Poured Concrete**
 Hot Water: **Oil, Tank**
 Insulation: **Full**
 Interior Features: **Security System, Cable Available, Wetbar, Walk-up Attic**
 Lot Description: **Wooded, Paved Drive**
 Road Type: **Public**
 Roof Material: **Asphalt/Fiberglass Shingles**
 Sewer and Water: **Private Water, Private Sewerage**
 Waterfront: **No**

Other Property Info

Adult Community: **No**
 Disclosure Declaration: **Yes**
 Disclosures:
 Exclusions: **Shed,Downstairs Refrigerator**
 Home Own Assn: **No**
 Lead Paint: **None**
 UFFI: **Unknown** Warranty Available: **No**
 Year Built: **2001** Source: **Owner**
 Year Built Description: **Actual**
 Year Round:

Tax Information

Pin #:
 Assessed: **\$472,000**
 Tax: **\$5635.68** Tax Year: **2008**
 Book: **2889** Page: **188**
 Cert:
 Zoning Code: **r**
 Map: Block: Lot:

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