



MAGNIFICENT NEW CLASSICAL MASTERPIECE

EH# 4891

mls# 170482599

\$2,348,000

Sharon,
Connecticut

Litchfield County

4,171 Sq Ft

6.11 Acres

3 Bed

4/1 Bath

Overlooking the rolling hills of the Hudson Valley and the Berkshires, this New England-style shingle farmhouse offers privacy, tranquility, and warmth with breathtaking sunsets over Indian Lake. A bucolic setting protected from the hustle and bustle, this graceful home is an oasis in which to unwind; More than 4,000 square feet, surrounded by more than 6 acres of countryside and pure natural beauty, with stunning views from nearly every room. Simplicity, elegance, and grandeur. The eat-in Chef's Kitchen is stylish yet functional. One side opens to an oversized, screened-in Veranda for entertaining or losing oneself in the sweeping landscape. On the other side, enter the formal Dining Room, featuring a wood-burning fireplace and French doors which open to the outside. Among the three-plus Bedrooms, you'll find the luxurious Primary Suite with separate Baths, a wood-burning fireplace, a large Sitting room with a wet bar, and two sets of exterior French doors. Once outdoors, bring your canoe and paddle boards to enjoy direct deeded access to Indian Lake, or find your adventure on the nearby Appalachian Trail and scenic Twin Lakes. Surrounding the property is the best of the nearby Millerton, NY, and Salisbury, CT with its quaint shops and restaurants, or head to the City, with easy access to NYC and Boston, including direct train service to Grand Central, just minutes away. With all of its interior and exterior amenities, this is an exquisite estate that combines modern living with timeless grace.

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Residential Info

FIRST FLOOR

crown molding throughout

Main Foyer: antique brick floor, coffered ceiling, Dutch door to rear driveway and cobblestone landing, front door to NW water views and double-pillar covered entry porch and bluestone walkway

MASTER SUITE WING

Master Hallway: off Main Foyer pine floors, entry to both Master Bathrooms and Master Bedroom

Double Master Baths

Bath 1: sisal flooring over German floor slate, marble vanity, view of lake, double closet, single closet with shoe and storage shelving, German slate shower with an additional 4 jets

Bath 2: marble vanity and powder table with drawers, laundry cupboard, pedestal sink, carpet, walk-in closet with built-ins and access to attic via pull-down stairs, 2 double closets, Jacuzzi tubs, view of lake

Master Bedroom: wood-burning fireplace with brick surround and ornate wooden mantle, stained pine floors, coffered ceiling, ceiling fan, bookcase with chicken wire shelving and lower built-in storage, double doors to Master Sitting Room, French doors to covered Porch

Master Porch: view of lake, pillared railing and granite step to front yard, wainscoting ceiling, wood floor, window flower boxes

Master Suite Sitting Room: pine floor, tray ceiling, French doors to the backyard via granite steps and cobblestone landing, light-filled room with transom windows fully encased wet-bar with louvered doors

Wet Bar: sink, marble countertop, mini-refrigerator, glass shelving

Back Hallway: off Main Foyer pine floor, door to Laundry Room, door to Guest Bedroom, two double coat closets

Guest Bedroom: stained pine floor, ceiling fan, 2 single closets, en suite Bathroom

En Suite Full Bath: stained pine floor, single marble vanity with storage, tiled tub & shower, powder seat counter

Laundry Room: Kenmore washer and dryer, brick floor, large wash sink, door to Garage

Dining Area Foyer: off Main Foyer (8.05x5.03) reclaimed fir wood floor, deep cedar storage closet with built-in shelving

Dining Room: reclaimed fir wood floor, wood burning fireplace with brick surround and ornate wooden mantle, glass French doors with 2 additional full-sized French panels overlooking Front yard, 2 ceiling speakers and wall control unit connected to sound system, opens to Kitchen and Living Room

Living Room Entry Hall: off Kitchen & Dining Room, door to basement, door to half Bath

Living Room: sound system speakers, reclaimed fir wood floor, windows and transom facing lake views and front sloping lawn, mirrored back wall accentuates light & views, wood-burning fireplace with brick surround and ornate wood mantle, windows on three sides of room, two sets of glass French doors leading to a covered Front Porch

Front Covered Porch: wood floor, wainscoting ceiling, granite steps, pillared wood railing

Kitchen: Viking stainless steel refrigerator, custom wood cabinets, tiled backsplash, Miele dishwasher with wood cabinet facing, marble countertop, porcelain farm sink, 2 skylights, walk-in Pantry, French doors leading to Screened Porch, stairs to 2nd Floor

Marble Counter Island: furniture style, marble countertop, double sink, Viking wine refrigerator, storage shelving, Fisher & Paykel 2-drawer dishwasher with wood cabinet facing

Butcher Block Island: butcher block countertop, GE microwave, sitting stool, storage cabinet & drawers Brick Built-In Chef Surround: Professional Viking propane 6-burner and 2-grill plates range with electric double ovens, custom-made direct vent system, pasta water filler above range, accent lighting

Screened Porch: wainscoting ceiling, wood floor, ceiling fan, 12 tempered glass winter panels, door to side yard and Garden Shed

SECOND FLOOR

Hallway: dormered window seat, reclaimed beams, wainscoting ceiling, door to 3rd Bedroom, Full Bath, and opens to Office and 2nd attic access

3rd Bedroom: view of lake, Juliet balcony, 2 dormered windows with seats, storage, 2 double closets, ceiling fan, beadboard ceiling, wood floor, fan the window above French doors

Office/Extra Bedroom: ceiling fan, built-in shelves, 2 dormered window seats, sitting area, stereo control center

Full Bath: wood floor, tiled walk-in shower with glass door, pedestal sink, wainscoting

OUTBUILDING

Garden Shed: concrete foundation, electricity

GARAGE

attached 2-car, concrete floor, heated, 2 door openers, rear door to backyard grill patio with bulkhead door, side door to triple-arched, covered, storage porch, Generac full house self-test generator, built-in workbench and shelving

Property Details

Location: 248 Millerton Road, Sharon, CT

Land Size: 6.11 acres; **Map:** 20, **Lot:** 24

Vol.: 129, **Page:** 776

Survey: #1748, **Zoning:** RR

Additional Land Available: no

Frontage: 611

Easements: none known

Year Built: 1997

Square Footage: 4,171

Total Rooms: 10; **BRs:** 3 plus office/bedroom **BA:** 4.5

Basement: full, wine cellar, door to side yard

Foundation: poured concrete

Hatchway: bulkhead door

Attic: pull-down

Laundry Location: 1st floor

Floors: wood, carpet

Windows: double-pane

Exterior: cedar siding

Driveway: pebble

Roof: cedar shakes (new 2016)

Heat: oil, Forced Air

Oil Tanks: Two 275-gallon oil tanks in crawl space

Propane Tank: in-ground 500-gallon tank for generator

Air-Conditioning: Central Air; four-zone

Hot water: off furnace

Plumbing: copper

Sewer: yes

Water: well

Electric: 200 amps

Generator: Generac self-testing system

Alarm System: ADT Alarm and driveway entry alarm

Cable/Satellite Dish: satellite & cable

Appliances: dishwashers, washer, dryer, refrigerator, wine refrigerator, mini-fridge, oven and range

Exclusions: chandelier in Dining Room

Mil rate: \$ 14.50 **Date:** 2021

Taxes: \$ 10,459 **Date:** 2021

Taxes change; please verify current taxes.

Listing Agents: Elyse Harney Morris & Tom Callahan

Listing Type: Exclusive

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