

Prepared By: HOLLY LOMBARDI

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Single Family STATUS: Active Listing #: 153332 List Price: \$875,000

Address: 3 ROCCO DRIVE
Area: EAST LYME (100)
Sub-Area: EAST LYME (E10)
Subdivision: HIDDEN ACRES

BUILDING

Classification: Single Family
Style: Under Construction, Contemporary
#Rooms: 15 #Bdrms: 4
#Baths: 3 #Half Baths:
Color: YELLOW Tot Living Area SF: 3,834
Main Level SF: 2384 Basement SF:



Approximate Year Built: 20



Directions: ROUTE 161 - JUST PAST GOLF COURSE ON OTHER SIDE OF THE RD IS ROCCO CT - HIDDEN ACRES SUBDIVISION

Acreage: 3.10 Road Frontage: 99 Zoning: RES Lot Desc: Other - See Remarks

ROOM INFORMATION

	LRm	DRm	Kitch	FRm	BRm1	BRm2	BRm3	BRm4	Oth1	Oth2	Oth3	Oth4/Lndry	Bth1	Bth2	Bth3
Level	1	1	1	1	2	2	2	2	2	2	1		1	2	2
Dimensions	14X15	14X13	16X14	18X18	18X15	14X13	13X14	12X12		7X7	23X13	6			
Full or Half													HB	FB	FB

FINANCIAL & LEGAL INFORMATION

Taxes: 800,070 Other Taxes: Assessment:
Water Assessment: Sewer Assessment: Volume/Page: 99/999
Possible Financing: Other - See Remarks

FEATURES

Interior: Two Fireplaces, Whirlpool Tub, Walk-In To Convey: Oven/Range, Dishwasher, Auto Garage
Closet(s), Master BR w/Bath, Vaulted Ceilings, Door Opener, Microwave, Central Vac, Security
Smoke Detectors System
Basement: Full, Walk-Out
Heat/Cool: Hydro Air Siding: Other - See Remarks
Heating Fuel: Oil Other Rooms: Laundry, Mud
Hot Water: Oil Garage: Three Car, Attached
Electrical: Circuit Breakers Exterior: Patio, Deck
Floor: Wood, Carpet, Tile Water/Sewer: Public Water Connected, On Site
Sewage
Insulation: Walls, Basement

REMARKS:

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Listing Office: HOLLY LOMBARDI Office Phone: 860-823- Office Fax: 860-442-7555
REALTY, LLC 9111
Listing Agent: HOLLY LOMBARDI Agent Phone: 860-442- Email:
3447 holly.lombardi@ecmls.com
Showing Instructions: List Agent Must Be Present Compensation: 2.5

AGENT REMARKS: 2 WALK-IN CLOSETS IN MASTER BR, 23X13 BONUS ROOM, 2 FP, SECURITY, SURROUND SOUND HYDRO AIR AND MUCH MORE -

Listing Date: 11/29/2005 Sold Date: Exp. Date: Selling Office:
Pending Date: Sale Price: DOM: 311 Selling Agent:
Exclusive: Rights Seller Concessions:
Finance: Selling Info: