



**MLS # 71433244 - Active  
Single Family - Detached**

**21 Warren Street  
Winchester, MA 01890  
Middlesex County**

List Price: **\$2,039,000**

Style: **Colonial**  
Color:  
Grade School: **Lynch**  
Middle School: **McCall Middle**  
High School: **Winchester High**  
Handicap Access/Features:  
Neighborhood/Sub-Division: **" The Flats "**  
Directions: **Church-Oxford-Warren or Wildwood-Oxford-Warren**

Total Rooms: **9**  
Bedrooms: **4**  
Bathrooms: **4f 0h**  
Master Bath: **Yes**  
Fireplaces: **5**

## Remarks

**Seldom found new construction in " The Flats ". Master builder offers a 4 bd 4 bth home, with a stunning kitchen, featuring a Thermador Pro Style appliance package. An open floor concept for todays lifestyle. Home features many built ins,coffered ceiling in family room,book shelves,deep molding,and wainscoting. Master has beautiful mantel and custom shelving around fireplace. Front of home has detailed copper barrel roof and farmer's porch. A must see !!!**

## Property Information

Approx. Living Area: **4400 sq. ft.**      Approx. Acres: **0.28 (12307 sq. ft.)**      Garage Spaces: **3 Attached, Garage Door Opener, Side Entry**  
Living Area Includes:      Heat Zones: **3 Forced Air, Gas**      Parking Spaces: **4 Off-Street, Paved Driveway**  
Living Area Source: **Owner**      Cool Zones: **3 Central Air**      Approx. Street Frontage:

## Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	14x15	Fireplace, Flooring - <b>Hardwood</b> , Window(s) - <b>Bay/Bow/Box</b> , Cable Hookup, High Speed Internet Hookup, Recessed Lighting
Dining Room:	1	15x17	Fireplace, Flooring - <b>Hardwood</b> , Window(s) - <b>Bay/Bow/Box</b>
Family Room:	1	18x19	Fireplace, Flooring - <b>Hardwood</b> , Cable Hookup, High Speed Internet Hookup, Recessed Lighting
Kitchen:	1	14x16	Fireplace, Flooring - <b>Hardwood</b> , Window(s) - <b>Bay/Bow/Box</b> , Countertops - <b>Stone/Granite/Solid</b> , Cable Hookup, High Speed Internet Hookup, Recessed Lighting, Stainless Steel Appliances
Master Bedroom:	2	18x21	Bathroom - Full, Fireplace, Ceiling - <b>Cathedral</b> , Closet - <b>Walk-in</b> , Flooring - <b>Hardwood</b> , Cable Hookup, High Speed Internet Hookup, Recessed Lighting
Bedroom 2:	2	14x16	Bathroom - Full, Closet - <b>Walk-in</b> , Flooring - <b>Hardwood</b> , Cable Hookup, High Speed Internet Hookup
Bedroom 3:	2	13x17	Bathroom - Full, Flooring - <b>Hardwood</b> , Cable Hookup, High Speed Internet Hookup
Bedroom 4:	2	15x16	Bathroom - Full, Flooring - <b>Hardwood</b> , Cable Hookup, High Speed Internet Hookup
Bath 1:	1		Bathroom - Full, Flooring - <b>Stone/Ceramic Tile</b> , Countertops - <b>Stone/Granite/Solid</b>
Bath 2:	2	8x18	Bathroom - Full, Flooring - <b>Stone/Ceramic Tile</b> , Countertops - <b>Stone/Granite/Solid</b>
Bath 3:	2		Bathroom - Full, Flooring - <b>Stone/Ceramic Tile</b> , Countertops - <b>Stone/Granite/Solid</b>
Laundry:	2	7x12	Flooring - <b>Stone/Ceramic Tile</b> , Countertops - <b>Stone/Granite/Solid</b>
Bathroom:	2		Bathroom - Full, Flooring - <b>Stone/Ceramic Tile</b> , Countertops - <b>Stone/Granite/Solid</b>
Study:	1	10x13	Flooring - <b>Hardwood</b> , Cabinets - <b>Upgraded</b> , Cable Hookup, High Speed Internet Hookup, Recessed Lighting
Kitchen:		12x17	Flooring - <b>Hardwood</b> , Dining Area

## Features

Appliances: **Wall Oven, Dishwasher, Disposal, Microwave, Countertop Range, Refrigerator, Vent Hood**  
Area Amenities: **Public Transportation, Shopping, Tennis Court, Medical Facility**  
Basement: **Yes Full, Interior Access, Bulkhead, Concrete Floor**  
Beach: **No**  
Construction: **Frame**  
Electric: **200 Amps**  
Energy Features: **Insulated Windows, Insulated Doors, Prog. Thermostat**  
Exterior: **Clapboard, Shingles, Wood**  
Exterior Features: **Porch, Patio, Gutters, Professional Landscaping, Sprinkler System, Screens**  
Flooring: **Wood, Tile**  
Foundation Size: **36x64**  
Foundation Description: **Poured Concrete**  
Hot Water: **Natural Gas, Tank**  
Insulation: **Full, Fiberglass, Blown In, Mineral Fiber**  
Interior Features: **Central Vacuum, Security System, Cable Available, Walk-up Attic, French Doors**  
Lot Description: **Corner, Paved Drive**  
Road Type: **Public, Paved, Publicly Maint., Sidewalk**  
Roof Material: **Asphalt/Fiberglass Shingles**  
Sewer Utilities: **City/Town Sewer**  
Utility Connections: **for Gas Range, for Electric Oven, for Electric Dryer, Washer Hookup**  
Water Utilities: **City/Town Water**  
Waterfront: **No**

## Other Property Info

Adult Community: **No**  
Disclosure Declaration: **No**  
Disclosures: **PICTURES ARE OF SAME HOME BUILT AT DIFFERENT LOCATION**  
Exclusions:  
Facing Direction: **Southeast**  
Home Own Assn: **No**  
Lead Paint: **Unknown**  
UFFI: Warranty Features: **Yes**  
Year Built: **2012** Source: **Builder**  
Year Built Description: **Actual**  
Year Round: **Yes**  
Short Sale w/Lndr.App Req: **No**  
Lender Owned: **No**

## Tax Information

Pin #:  
Assessed: **\$0**  
Tax: **\$0** Tax Year: **00**  
Book: **57353** Page: **112**  
Cert:  
Zoning Code: **RDB**  
Map: Block: Lot: