

# Hamptons

INTERNATIONAL



**7 MAPLE BROOK LANE, Franklin, MA 02038**

4  3 

**£710,000**

**(\$950,000)**

## Property details

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### Key features

- **Cooling: Central A/C**
- **Fireplace Count: 3 Fireplaces**
- **Garage Count: 2 Car Garage**
- **Heating Type: Forced Air**
- **Sewer: Public**
- **Water: City Water**

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## Description

Picture-perfect Colonial in sought-after Charles River Farms, ideally set on a cul-de-sac on a private wooded lot. A charming farmer's porch welcomes you into a spacious open floor plan featuring an updated eat-in Kitchen with stainless appliances, granite, center island, pot filler, undercabinet lighting, and pantry. The main level offers exceptional living space including a large Family Room, bright 4-season Sunroom, front-to-back Living Room and Dining Room, plus Office and Laundry. The 2nd level features a lovely Primary Suite with oversized walk-in closet and beautifully appointed spa Bath, plus 3 more Bedrooms with generous closets and another full Bath. Finished walk-out Lower Level provides additional living space and abundant storage. Additional features: updated Roof and HVAC, well for irrigation, hardwood floors on main level, new carpeting upstairs, 3 Fireplaces, composite Deck, Patio, partially fenced yard with Shed. Convenient location - close to everything. Welcome Home!

Bedroom 11.0ft x 13.0ft Bedroom 12.0ft x 12.0ft Bedroom 10.0ft x 11.0ft Dining Room 16.0ft x 12.0ft Family Room 15.0ft x 20.0ft Kitchen 22.0ft x 14.0ft Living Room 16.0ft x 13.0ft Master Bedroom 18.0ft x 14.0ft Office 10.0ft x 13.0ft































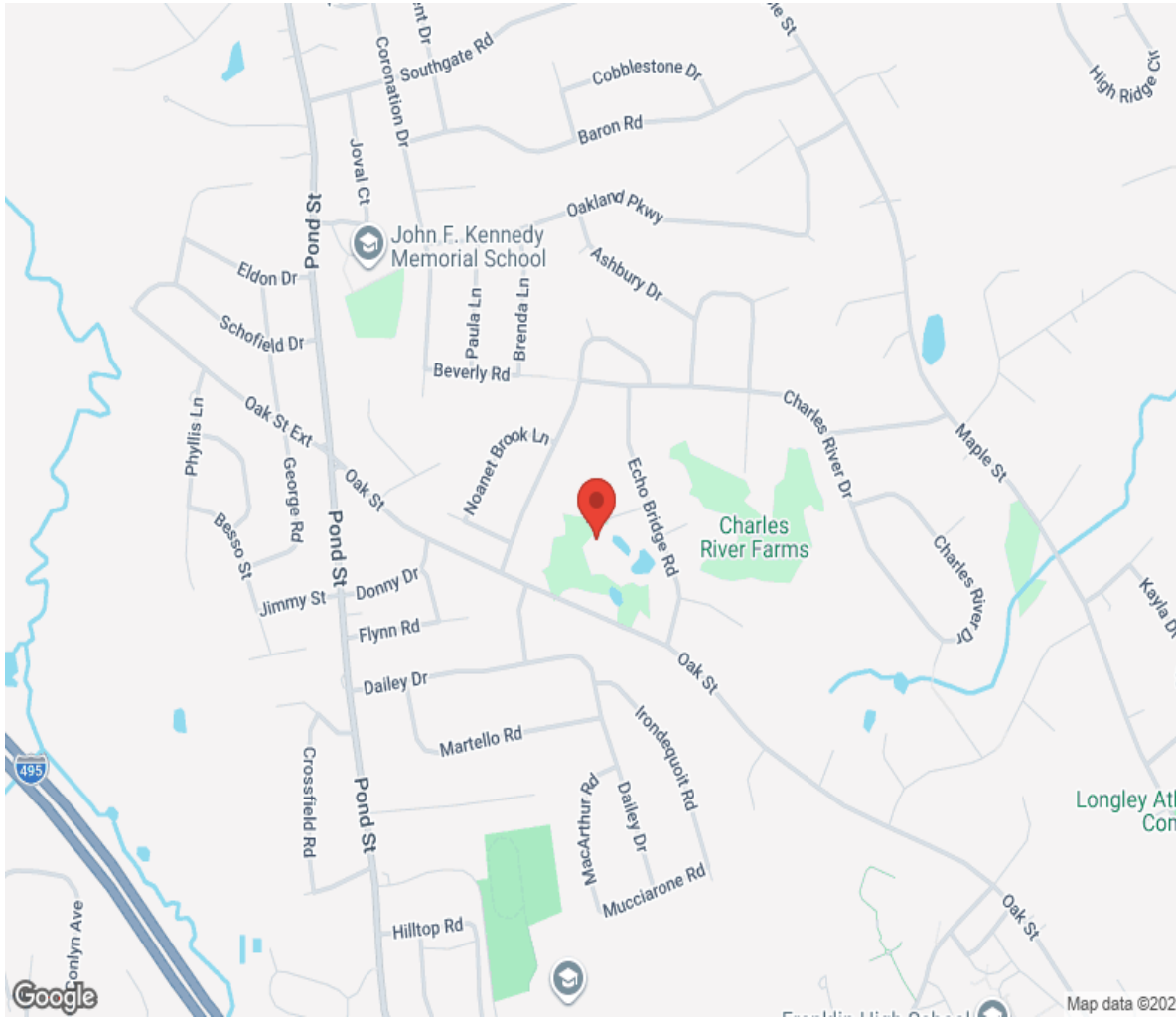






# Location

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