

\$8,250,000 - 34 Dublin Hill Road, Greenwich

MLS® #123544

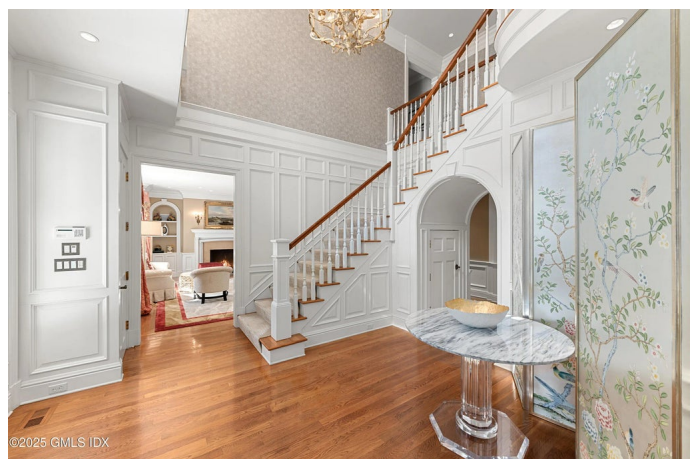
\$8,250,000

6 Bedroom, 8.00 Bathroom, 9,295 sqft

Residential on 3.24 Acres

N/A, Greenwich, CT

Ideally located on a picture-perfect cul-de sac, this Shingle Style house has had just one owner since it was built in 2005. A well-conceived 9,295 +/-SF floor plan comprises six bedrooms, seven full bathrooms and two powder rooms, plus five fireplaces. High ceilings invite an abundance of light, while exquisite millwork, rich hardwood floors and a desirable layout highlight the appealing interiors. First Floor: Framed by columns, the covered front entrance opens to a striking, double-height paneled foyer with quarter-turn staircase. Opening to either side are the formal living room and formal dining room, each with charming bay windows, wide crown moldings, and mirror-image fireplaces. A beautiful archway in the foyer leads to the kitchen and family room. The chef's kitchen with high end appliances has a bay-windowed sink, generously sized center island, a built-in desk and a walk-in pantry. A sunny breakfast room that opens directly to the back terrace. A butler's pantry with wet bar and wine refrigerator connects the kitchen and dining room. Warmly welcoming, the family room with coffered ceiling is anchored by a stone fireplace. Three sets of French doors open to the back terrace with a built-in barbecue and outdoor dining area. Also, on this floor is a paneled library with built-in bookcases, a fireplace and French doors to the terrace. Across the hall is a powder room. In its own wing is a private guest suite; also with French doors to the private backyard. A mudroom and



second powder room lead to the attached three-car heated garage.

Second Floor: Admiring sylvan views, the expansive primary suite feels bright and airy with a dramatic vaulted ceiling. Letting in a flood of natural light, glass doors open to a spacious deck overlooking the tranquil backyard. Grandly-scaled, the bedroom with fireplace opens to an elegant sitting room, a dressing room/walk-in closet, and a luxurious marble bathroom with steam shower. There are four additional bedrooms on this floor and three bathrooms, as well as a laundry room.

Third floor: The finished third floor has an impressively large playroom/gym space with an adjoining full bathroom. Perfect for off-season storage is a capacious cedar closet. A mezzanine level office affords ultimate privacy.

Lower Level: The walk-out lower level features a family room with a wall of windows with a glass door leading to its own terrace. There is also a full bathroom; a wine cellar space and additional storage.

Property: Approached by circular forecourt with a wide, Belgium block border, and screened for privacy by mature trees, the house enjoys an oversized 3.24-acre lot in the 2-acre zone. Inviting bluestone terraces overlook rolling, park-like grounds. A back-up generator powers much of the house. There is Town of Greenwich permit to construct a swimming pool. There is natural gas and public water in the street available for future connection.

Location: On a quiet, private cul-de-sac off Stanwich Road, the property is conveniently situated close to downtown Greenwich, both Greenwich Country Day School campuses, North Street School, Central Middle School, Greenwich High School, Greenwich Country Club and Metro North train.

Built in 2005

Essential Information

MLS® #	123544
Price	\$8,250,000
Bedrooms	6
Bathrooms	8.00
Full Baths	7
Half Baths	2
Square Footage	9,295
Acres	3.24
Year Built	2005
Type	Residential
Sub-Type	Single Family Residence
Style	Shingle Style
Status	Active

Community Information

Address	34 Dublin Hill Road
Area	3 - Greenwich
Subdivision	N/A
City	Greenwich
County	Fairfield
State	CT
Zip Code	06830

Amenities

Features	Back Stairs, Balcony, Gas Grill, Generator, Security System, Sprinkler System, Terrace
# of Garages	3
Garages	Attached
Pool	Town Approved Site

Interior

Interior Features	Sep Shower, Kitchen Island, Back Stairs, Entrance Foyer, Bookcases
Heating	Hydro-Air, Oil
Cooling	Central A/C
Fireplace	Yes
# of Fireplaces	5
Basement	Partially Finished, Walkout

Exterior

Exterior	Shingle Siding
Exterior Features	Balcony, Gas Grill
Lot Description	Cul-de-Sac, Level
Windows	Bay Window(s)
Roof	Wood
Construction	Shingle Siding

School Information

Elementary	North Street
Middle	Central

Additional Information

Zoning	RA-2
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Listing Details

Listing Agent	Leslie Mcelwreath
Listing Office	Sotheby's International Realty

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