



49 WAKELEY ROAD

49 WAKELEY RD, NEWINGTON, CT 06111

\$424,900

150 Years

JOHN D WOOD & CO.

London, Country & International Property

SMART MLS

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06111

This charming, Hanbury-built Cape delivers an instant wow the moment you walk in - bright, spacious & beautifully finished! A spectacular, sun-filled kitchen/family room serves as a true gathering place of this home - ideal for casual get togethers or large celebrations. This thoughtfully designed chef's kitchen was created with home cooks & passionate bakers in mind. The layout offers generous prep space, smart workflow & room to spread out. It features custom red birch cabinetry, high end appliances including a Sub-Zero refrigerator, Thermador double ovens & cooktop.

Cooling: Central A/C,
Fireplace Count: 1 Fireplace,
Garage Count: 1 Car Garage,
Heating - Fuel Type: Gas,
Location: Backs to Golf Course,
Sewer: Public

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The family room spans an impressive 35 feet, highlighted by vaulted ceilings & custom builtins, including a wet bar with a mini-fridge. Sunlight pours through the windows & French doors, opening to a patio & a lush green backyard with a stone wall. There's a built-in area just off the kitchen, complete with a workspace & generous cabinetry for convenient storage & organization. The comfortable living room has a bay window & a granite-surround fireplace with gas logs framed by built-ins. A home office or third bedroom & an updated full bath complete the first floor. Upstairs, there are two large bedrooms & an updated bathroom. Additional particulars include hardwood floors, gas heat, C/Air, 1st floor laundry, Generac generator, thermo-pane windows, vinyl siding & attached garage. It's a great neighborhood for walking/ biking & close to the town center. Put this very special home on your "must see" list

Bedroom 12.0ft x 10.0ft
Bedroom 18.0ft x 12.0ft
Family Room 35.0ft x 15.0ft
Kitchen 14.0ft x 14.0ft
Living Room 17.0ft x 12.0ft
Master Bedroom 18.0ft x 13.0ft



