



Charming Harborfront Home

STONINGTON, CONNECTICUT

Seaboard
PROPERTIES



LOCATION

With its tree-lined streets, interesting shops, cozy restaurants and stately 18th & 19th century homes, Stonington Borough is widely considered the most picturesque seaside village in Connecticut. Located at the Connecticut/Rhode Island border and situated on a narrow peninsula surrounded by the sea, Stonington has long been renowned as a major sailing center — and with its scenic and sheltered deep-water harbor, it is also home to Connecticut's last remaining commercial fishing fleet.



Conveniently located halfway between Boston and New York, the area's many popular visitor attractions include the Mystic Seaport, the Mystic Aquarium and a wide variety of summer theatre. Ocean beaches, tennis, numerous golf courses, horseback riding and excellent saltwater and freshwater fishing are some of the area's many recreational opportunities.

PROPERTY

Perched above the water near Stonington Point and charming DuBois Beach, this lovely 19th century home enjoys breathtaking panoramic water views of Stonington Harbor and Fisher's Island Sound. Its wide porch and private backyard are perfect spots for outdoor entertainment and relaxation.

RESIDENCE

This well constructed and charming 1840's home has approximately 2,800 square feet of living space. With its wide-board floors, handsome moldings, large fireplace and picture windows that gaze out upon beautiful water vistas, the home combines a wonderful

sense of 19th century charm with a bright and airy cheerfulness.

The first floor contains a renovated kitchen, a separate dining room, a powder room, and a spacious living room with a handsome fireplace and built-in bookshelves. Large windows and doors in the living room face and open onto a broad waterside deck.

The second floor includes a master bedroom with en suite bath and a dressing room facing the water. Also on this floor is a guest bedroom, 2nd full bath and a handsome library/guest bedroom. The third floor includes an additional two small bedrooms as well as a charming office/bedroom that sports great views of the entire harbor.

A full high ceiling cellar offers ample dry storage and a laundry.

Inspection by appointment only

Offered at \$1,950,000

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EQUAL HOUSING OPPORTUNITY

Seaboard PROPERTIES

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