

**MLS # 73376769 - New
Single Family - Detached**



**43 Appaloosa Dr
Shrewsbury, MA 01545
Worcester County**

List Price: **\$1,489,900**

Style: **Colonial**

Total Rooms: **10**

Color: **Off White**

Bedrooms: **5**

Grade School: **Floral**

Bathrooms: **4f 1h**

Middle School: **Sherwood/Oak**

Main Bath: **Yes**

High School: **Shrewsbury High**

Fireplaces: **1**

Approx. Acres: **0.67 (29,227 SqFt)**

Approx. Street Frontage:

Handicap Access/Features:

Neighborhood/Sub-Division: **Farm View Estates**

Directions: **Route 9W to 20W. Make a left onto South Street, right at fork. right onto Appaloosa**

Elegance abounds in this sophisticated, stylish, custom built Brendon Home in popular Farm View Estates community of high end homes~North facing, Extraordinary Design & High Quality Construction, Meticulous attention to Detail, gleaming hardwood floors & upgrades galore~High ceilings~Smart Home Technology~Over 4400 Sqft featuring 5 BDRs, 4 full & 1 half bath~magnificent, family room with a fireplace & windows that fill the entire home with sunlight~Fabulous chef's kitchen, massive island, SS appliances, walk-in pantry, quality white cabinets & gorgeous granite counters w/backsplash~Executive 1st flr office/Living Room~Gorgeous master suite w/ walk-in closet & lavish bath w/ walk in shower + soaking tub~2nd floor Laundry room~Guest room with full bath~Finished basement w/ full bath, bonus room & exercise room~Huge level backyard with large patio, stunning views & built in Grill & Firepit ~solar panels(fully paid) receive srec credits and supply electricity at no cost~mins to MBTA, 20 &

Property Information

Approx. Living Area Total: **4,684 SqFt**

Living Area Includes Below-Grade SqFt: **Yes**

Living Area Source: **Public Record**

Approx. Above Grade: **3,484 SqFt**

Approx. Below Grade: **1,200 SqFt**

Living Area Disclosures: **Walk out basement fully permitted with full bath. 5th bedroom in basement**

Heat Zones: **2 Forced Air, Gas, Passive Solar**

Cool Zones: **2 Central Air**

Parking Spaces: **6 Paved Driveway**

Garage Spaces: **2 Attached**



Disclosures: **Crack on the mirror in the gym.**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1		Flooring - Hardwood, Main Level, Open Floor Plan, Crown Molding
Dining Room:	1		Flooring - Hardwood, Main Level, Open Floor Plan, Wainscoting, Crown Molding
Family Room:	1		Fireplace, Ceiling Fan(s), Flooring - Hardwood, Main Level, Open Floor Plan, Recessed Lighting, Crown Molding, Decorative Molding, Tray Ceiling
Kitchen:	1		Flooring - Hardwood, Dining Area, Countertops - Stone/Granite/Solid, Main Level, Kitchen Island, Cabinets - Upgraded, Open Floor Plan, Recessed Lighting, Stainless Steel Appliances, Crown Molding, Decorative Molding
Main Bedroom:	2		Bathroom - Full, Closet - Walk-in, Closet, Flooring - Wall to Wall Carpet, Window(s) - Bay/Bow/Box, Recessed Lighting
Bedroom 2:	2		Bathroom - Full, Ceiling Fan(s), Closet, Flooring - Wall to Wall Carpet
Bedroom 3:	2		Closet, Flooring - Wall to Wall Carpet
Bedroom 4:	2		Closet, Flooring - Wall to Wall Carpet
Bath 1:	1		Bathroom - Half, Flooring - Stone/Ceramic Tile, Main Level, Pedestal Sink
Bath 2:	2		Bathroom - Full, Bathroom - Double Vanity/Sink, Bathroom - Tiled With Shower Stall, Bathroom - With Tub, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Enclosed Shower - Fiberglass, Cabinets - Upgraded, Double Vanity, Recessed Lighting, Soaking Tub
Bath 3:	2		Bathroom - Full, Bathroom - With Tub & Shower, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid
Bathroom:	2		Bathroom - Full, Bathroom - Tiled With Shower Stall, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid
Bathroom:	B		Bathroom - Full, Bathroom - Tiled With Shower Stall, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid
Den:	B		Closet/Cabinets - Custom Built, Flooring - Hardwood, Open Floor Plan, Recessed Lighting

Exercise Room:	B	Flooring - Hardwood, Open Floor Plan, Recessed Lighting
Bedroom:	B	Closet, Flooring - Hardwood

Features Appliances: Wall Oven, Disposal, Microwave, Countertop Range, Refrigerator, Washer, Dryer Area Amenities: Public Transportation, Shopping, Walk/Jog Trails, Medical Facility, Highway Access, House of Worship, Private School, Public School, T-Station Basement: Yes Full, Finished, Walk Out Beach: No Construction: Frame Electric: 200 Amps Energy Features: Insulated Windows Exterior: Wood Exterior Features: Patio, Professional Landscaping, Sprinkler System Flooring: Tile, Wall to Wall Carpet, Hardwood Foundation Size: Foundation Description: Poured Concrete Hot Water: Tankless Insulation: Full Interior Features: Security System, Cable Available Lot Description: Level Road Type: Public Roof Material: Asphalt/Fiberglass Shingles Sewer Utilities: City/Town Sewer Utility Connections: for Gas Range Water Utilities: City/Town Water Waterfront: No Water View: No	Other Property Info Disclosure Declaration: Yes Exclusions: Home Own Assn: No Lead Paint: Unknown UFFI: Warranty Features: Year Built: 2013 Source: Public Record Year Built Description: Actual Year Round: Yes Short Sale w/Lndr. App. Req: No Lender Owned: No
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Office/Agent Information Office: Keller Williams Pinnacle MetroWest  (508) 754-3020 Agent: Muneeza Realty Group (508) 254-5312 Team Member(s): Muneeza Nasrullah  (508) 254-5312	Tax Information Pin #: M:49 B:015000 Assessed: \$1,142,200 Tax: \$13,752 Tax Year: 2025 Book: 59256 Page: 123 Cert: 000000084924 Zoning Code: RUR B Map: Block: Lot:
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