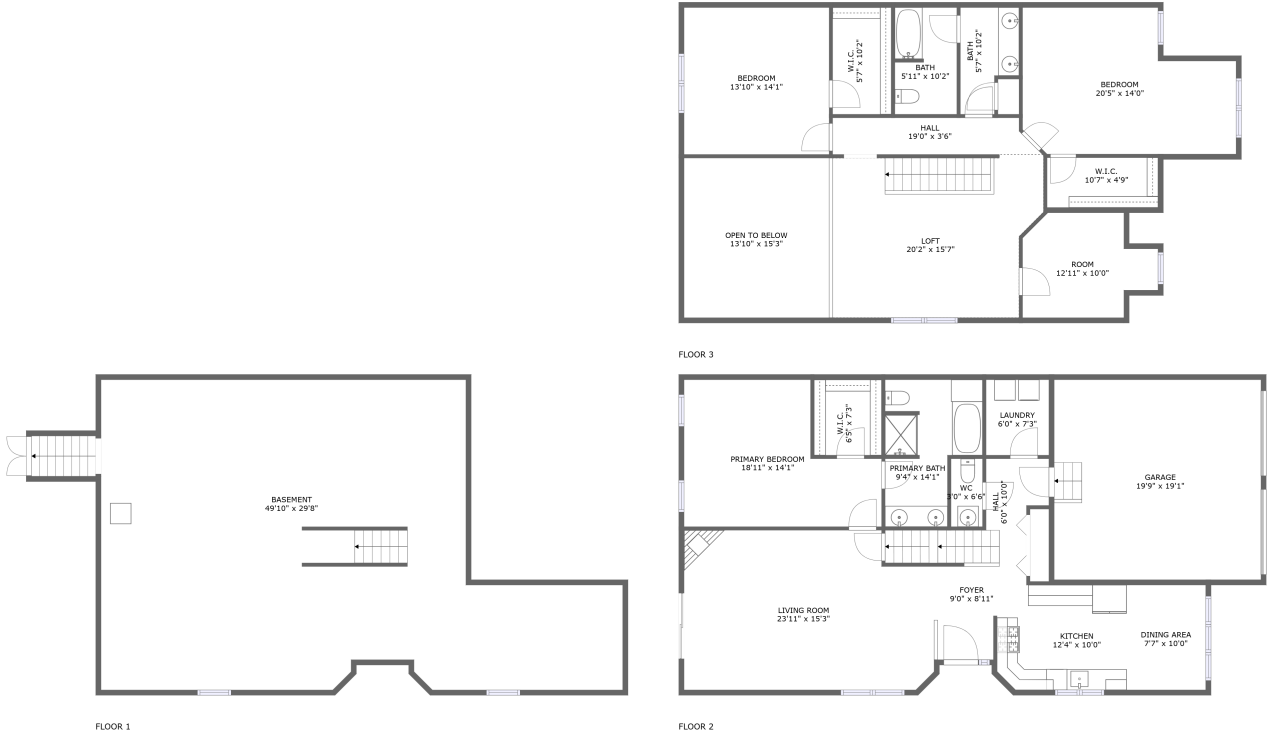


13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519




Property Summary


 **1** garages

 **3** bedrooms

 **2** bathrooms

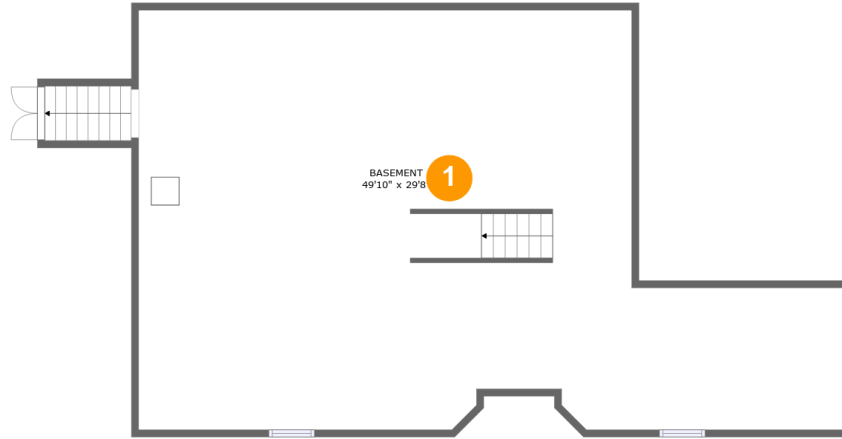
 **1** half baths

 **3** floors

 **2,495** Gross Living Area sqft

 **4,401** total sqft

**13 Luka Drive, Grafton, Worcester County,
Massachusetts, United States, 01519**



Room Dimensions

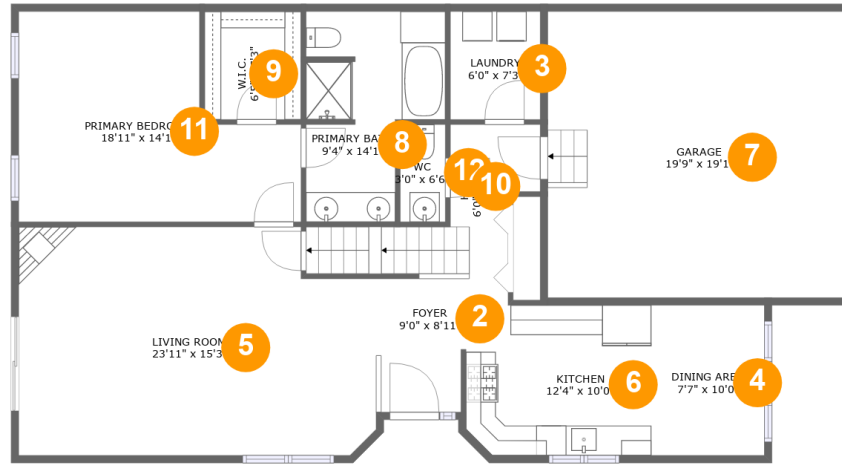
Floor 1

Total sqft: 1279

Living area: 0

| # | Room name | Dimensions | Area (sqft) | Counted as Living Area |
|---|-----------|----------------|-------------|------------------------|
| 1 | Basement | 49'10" x 29'8" | 1164 sq. ft | No |

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519



Room Dimensions

Floor 2

Total sqft: 1646

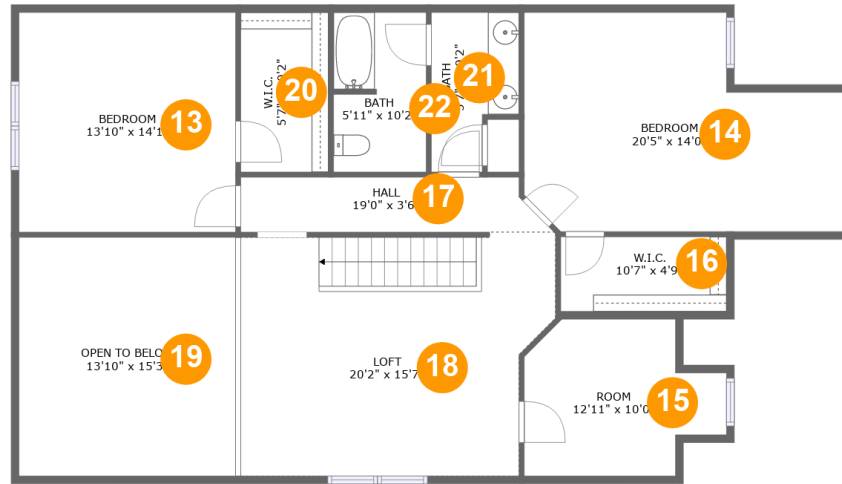
Living area: 1246

| # | Room name | Dimensions | Area (sqft) | Counted as Living Area |
|----|-----------------|----------------|-------------|------------------------|
| 2 | Foyer | 9'0" x 8'11" | 69 sq. ft | Yes |
| 3 | Laundry | 6'0" x 7'3" | 43 sq. ft | Yes |
| 4 | Dining Area | 7'7" x 10'0" | 76 sq. ft | Yes |
| 5 | Living Room | 23'11" x 15'3" | 346 sq. ft | Yes |
| 6 | Kitchen | 12'4" x 10'0" | 113 sq. ft | Yes |
| 7 | Garage | 19'9" x 19'1" | 378 sq. ft | No |
| 8 | Primary Bath | 9'4" x 14'1" | 106 sq. ft | Yes |
| 9 | W.i.c. | 6'5" x 7'3" | 47 sq. ft | Yes |
| 10 | Hall | 6'0" x 10'0" | 78 sq. ft | Yes |
| 11 | Primary Bedroom | 18'11" x 14'1" | 214 sq. ft | Yes |
| 12 | Wc | 3'0" x 6'6" | 20 sq. ft | Yes |

Scan captured on Sun, 22 Sep 2024 17:10:06 GMT

Information is calculated by CubiCasa technology; deemed highly reliable but not guaranteed.

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519



Room Dimensions

Floor 3

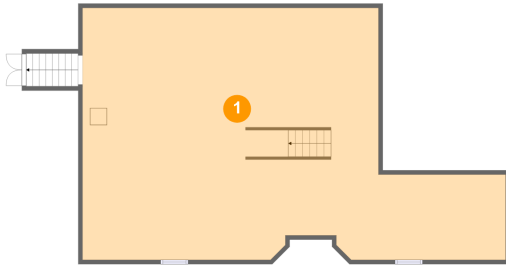
Total sqft: 1476

Living area: 1249

| # | Room name | Dimensions | Area (sqft) | Counted as Living Area |
|----|---------------|----------------|-------------|------------------------|
| 13 | Bedroom | 13'10" x 14'1" | 195 sq. ft | Yes |
| 14 | Bedroom | 20'5" x 14'0" | 245 sq. ft | Yes |
| 15 | Room | 12'11" x 10'0" | 107 sq. ft | Yes |
| 16 | W.i.c. | 10'7" x 4'9" | 51 sq. ft | Yes |
| 17 | Hall | 19'0" x 3'6" | 65 sq. ft | Yes |
| 18 | Loft | 20'2" x 15'7" | 293 sq. ft | Yes |
| 19 | Open To Below | 13'10" x 15'3" | 212 sq. ft | No |
| 20 | W.i.c. | 5'7" x 10'2" | 57 sq. ft | Yes |
| 21 | Bath | 5'7" x 10'2" | 49 sq. ft | Yes |
| 22 | Bath | 5'11" x 10'2" | 60 sq. ft | Yes |

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519

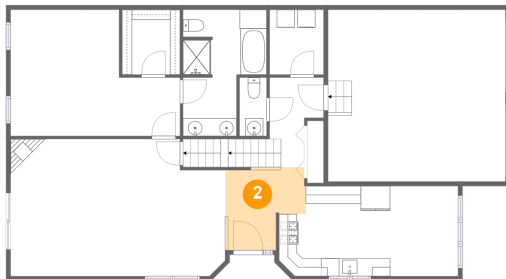
1 Floor 1 - Basement



Dimensions: 49'10" x 29'8"
Area: 1164 sq. ft
Counted as Living Area: No

Heated: Yes
Finished: No
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

2 Floor 2 - Foyer

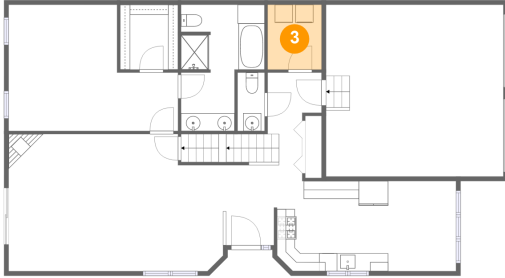


Dimensions: 9'0" x 8'11"
Area: 69 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519

3 Floor 2 - Laundry



Dimensions: 6'0" x 7'3"
Area: 43 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

4 Floor 2 - Dining Area



Dimensions: 7'7" x 10'0"
Area: 76 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

5 Floor 2 - Living Room

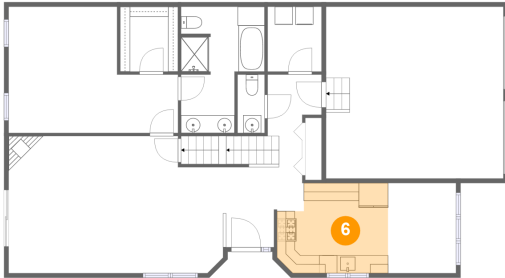


Dimensions: 23'11" x 15'3"
Area: 346 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519

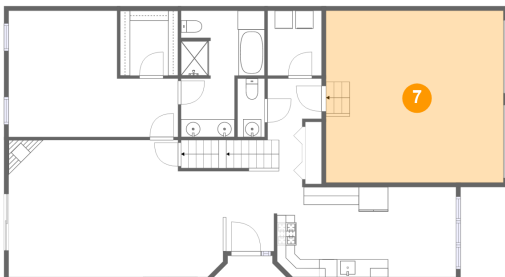
6 Floor 2 - Kitchen



Dimensions: 12'4" x 10'0"
Area: 113 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

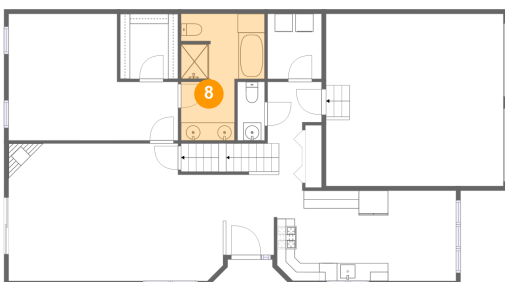
7 Floor 2 - Garage



Dimensions: 19'9" x 19'1"
Area: 378 sq. ft
Counted as Living Area: No

Heated: No
Finished: No
Enclosed: Yes
Contiguous: Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

8 Floor 2 - Primary Bath

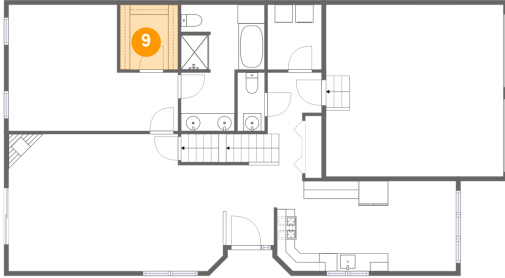


Dimensions: 9'4" x 14'1"
Area: 106 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519

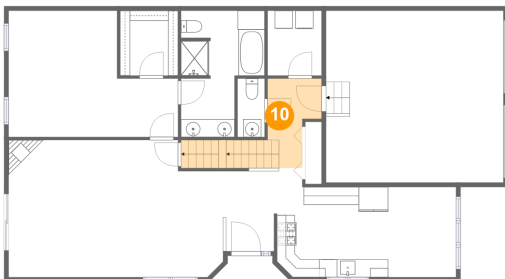
9 Floor 2 - W.i.c.



Dimensions: 6'5" x 7'3"
Area: 47 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

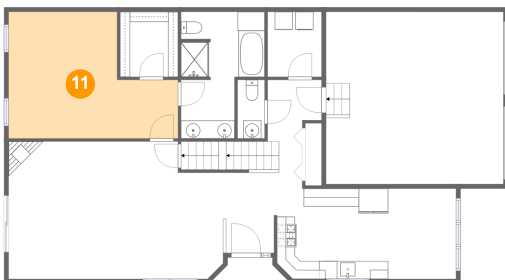
10 Floor 2 - Hall



Dimensions: 6'0" x 10'0"
Area: 78 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

11 Floor 2 - Primary Bedroom

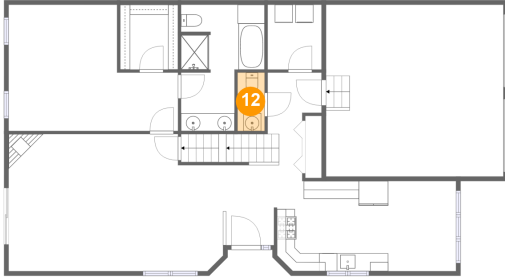


Dimensions: 18'11" x 14'1"
Area: 214 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519

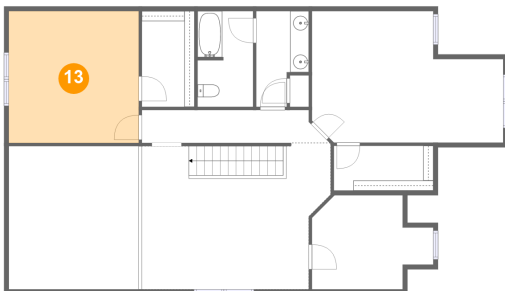
12 Floor 2 - Wc



Dimensions: 3'0" x 6'6"
Area: 20 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

13 Floor 3 - Bedroom



Dimensions: 13'10" x 14'1"
Area: 195 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

14 Floor 3 - Bedroom

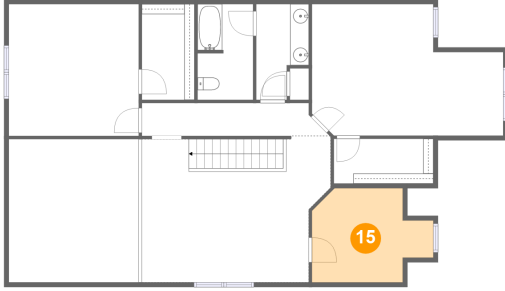


Dimensions: 20'5" x 14'0"
Area: 245 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519

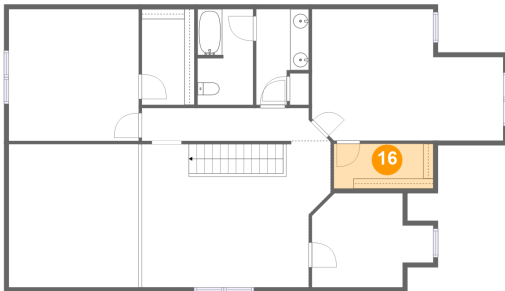
15 Floor 3 - Room



Dimensions: 12'11" x 10'0"
Area: 107 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

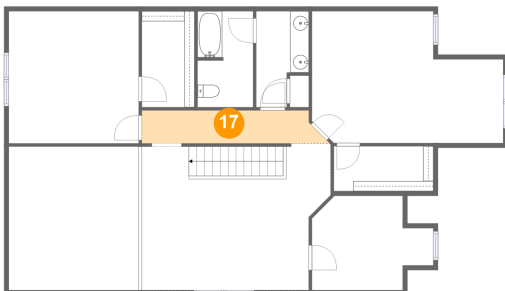
16 Floor 3 - W.i.c.



Dimensions: 10'7" x 4'9"
Area: 51 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

17 Floor 3 - Hall

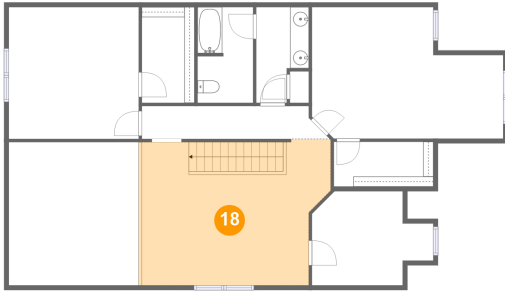


Dimensions: 19'0" x 3'6"
Area: 65 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

**13 Luka Drive, Grafton, Worcester County,
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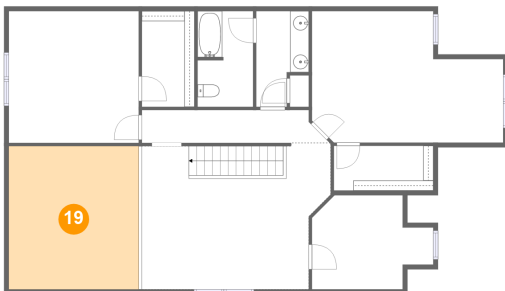
18 Floor 3 - Loft



Dimensions: 20'2" x 15'7"
Area: 293 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

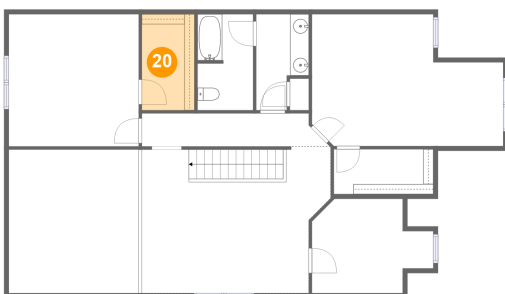
19 Floor 3 - Open To Below



Dimensions: 13'10" x 15'3"
Area: 212 sq. ft
Counted as Living Area: No

Heated: No
Finished: No
Enclosed: No
Contiguous: Yes
Permitted: No
Wet Space: No
Addition: No
Conversion: No

20 Floor 3 - W.i.c.

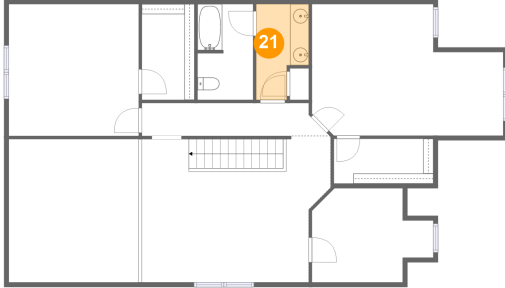


Dimensions: 5'7" x 10'2"
Area: 57 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: No
Addition: No
Conversion: No

13 Luka Drive, Grafton, Worcester County, Massachusetts, United States, 01519

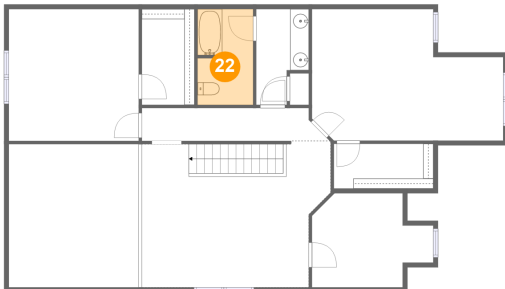
21 Floor 3 - Bath



Dimensions: 5'7" x 10'2"
Area: 49 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No

22 Floor 3 - Bath



Dimensions: 5'11" x 10'2"
Area: 60 sq. ft
Counted as Living Area:
Yes

Heated: Yes
Finished: Yes
Enclosed: Yes
Contiguous:
Yes
Permitted: Yes
Wet Space: Yes
Addition: No
Conversion: No