

# 71 Sand Point, Oyster Harbors, Osterville

## Property Details

### **Main Level**

#### Foyer

- Water views
- Recessed lights

#### Living Room

- Water views
- Wood flooring
- Recessed lighting
- Open concept floor plan

#### Dining Room

- Water views
- Fireplace
- Wood flooring
- Cathedral ceiling
- Open concept floor plan

#### Sitting Area

- Water views
- Wood flooring
- Recessed lighting
- Open concept floor plan
- French doors to patio

#### Office / Library

- Water views
- Wood flooring
- Accessed by spiral staircase
- Overlooks main level through a glass wall
- Built ins
- Recessed lighting

### Kitchen

- Water views
- Wood flooring
- Cathedral ceiling
- Island with granite countertop, deep stainless-steel sink, pot filler faucet, dishwasher and breakfast bar
- Built ins
- Thermador refrigerator
- Thermador gas range with dual convection ovens, six burners and a griddle
- Thermador range hood
- Thermador wall microwave
- Pantry

### Breakfast Nook

- Water views on three sides
- Tile flooring
- Recessed lighting

### Sunroom

- Water views
- Tile flooring
- Wet bar with refrigerator, sink and dishwasher
- Sliding doors on three sides
- Electronic hurricane shutters

### Laundry Room

- Tile flooring
- Washer and dryer
- Built in laundry area with sink

### Mud Room

- Water views
- Tile flooring
- Window seats
- Half bathroom
- Wet bar with sink and Liebherr refrigerator

- Large closet
- Linen closet

### Primary Bedroom

- Water views
- Wood flooring
- Sliding doors to stone patio
- Recessed lighting
- Walk in closet
- Primary bathroom with custom-tiled double-headed rain shower, soaker tub, dual sinks and a vanity

## **Second Level**

### Bedroom 2

- Water views
- Wood flooring
- Full bathroom
- Closet

### Sitting Room

- Water views
- Wood flooring
- Balcony

### Bedroom 3

- Water views
- Wood flooring
- Full bathroom
- Closet

### Family Room

- Water views
- Wood flooring
- Sitting area

### Bedroom 4

- Water views
- Wood flooring
- Shared full bathroom

- Closet

#### Bathroom

- Tile flooring
- Shared full bathroom

#### Bedroom 5

- Water views
- Wood flooring
- Shared full bathroom
- Closet

#### **Lower Level**

- Accessed by spiral staircase
- Storage room with double doors to outside
- Exercise room
- Storage room
- Utility room

#### **Special Features**

- 1.37 acres
- Full house security system
- Forced hot air and central air
- Central vacuum
- Attached two-car garage
- Outdoor shower
- Private dock
- Inground pool
- 450 feet of private beach
- Built in gas fire-pit
- Storage building

