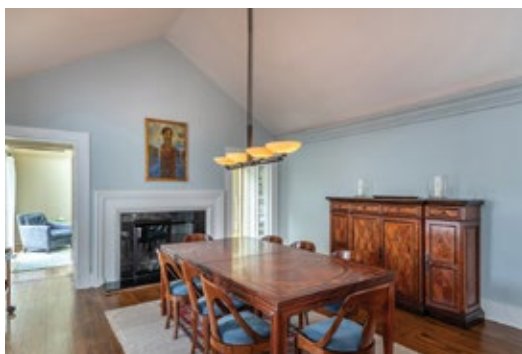


**SQUIRE HILL**  
Roxbury, Connecticut

**KLEMM REAL ESTATE**<sub>Inc</sub>  
LITCHFIELD COUNTY'S PREMIER BROKERS

# Squire Hill, Roxbury, CT

A breathtaking country estate nestled in the picturesque town of Roxbury, Connecticut, boasts a guest cottage and an in-ground saltwater pool. Encompassing 8.03 acres, the property is surrounded by Jack's Brook and a land trust on two sides, providing a serene and secluded environment. The primary residence, meticulously updated, features exquisitely proportioned rooms. It comprises five bedrooms and five full bathrooms and one powder room. A grand living room, complete with a two-story fireplace and windows on three sides, opens to two decks overlooking the rear yard. The spacious formal dining room, equipped with a gas fireplace and soft indirect lighting, is ideal for hosting formal gatherings. The chef's eat-in kitchen, generously furnished with ample cabinetry, marble countertops, connects to a large deck and a granite patio, facilitating seamless outdoor dining. The primary level's main suite features French doors to the gardens, a luxurious bath, two walk-in closets, and a private sitting room. Three additional ensuite bedrooms complete the main level. The lower level offers a media room, a game room, a bunk room with built-in beds, a spa bath, and a laundry facility. A separate guest cottage provides a cozy retreat with two bedrooms, two bathrooms, a vaulted great room, a kitchenette, a fireplace, and a wrap-around deck. A must see!



## Property Features

- Remodeled
- Inground Pool
- Spa
- Privacy
- 2-bedroom Guesthouse
- Borders Land Trust
- 2 Brooks
- Granite Patio

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[klemmrealestate.com](http://klemmrealestate.com)

## Property Data

47 Squire Road  
Roxbury, CT

12	5	5/1	7,121	8.03±
RMS	BEDS	BATHS	SQFT	ACRES

**Price:** Upon Request

**Listing Agents:** Maria Taylor  
860.868.7313 Ext. 126  
Claudine McHugh  
203.263.4040 Ext. 139

*All Data to be confirmed by Buyer.*