

**109 Todd Pond Rd
Lincoln, MA 01773-3809
Single Family**

MLS #: **71114904** Status: **Active**
 List Price: **\$9,500,000**
 List Date: **7/27/2010**
 Area: **South Lincoln** Off Market Date:
 Days on Market (Total): **313** Days on Market (Office): **313**

Property Features

Rooms: **17** Style: **Other (See Remarks)**
 Bedrooms: **7** Type: **Detached**
 Full Bath: **7** Apprx Acres: **10.01**
 Half Bath: **2** Apprx Lot Size: **436297 sq.ft.**
 Master Bath: **Yes** Apprx Living Area: **13775 sq.ft.**
 Fireplaces: **5** Foundation Size: **00x00 (Other (See Remarks))**
 Year Built: **2003** Garage: **3 Attached, Heated**
 Color: Parking: **6 Off-Street**



Room Descriptions

Room	Level	Size	Features
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Remarks

Magnificent private gated estate on 10 acres. 7 bed residence built with finest materials and green technology. Custom cherry kitchen with butlers' pantry. Mahogany library milled in Europe. Formal living room with French doors. Outdoor living area w stone fireplace. Handcrafted wine cellar. Fabulous pool solarium. Full spa and sauna. Bowling alley with electronic scoring, billiard rm, gym, rock wall, full outdoor/tennis court, Equestrian ready. This estate exceeds expectations and must be seen.

Features & Other Information

Basement: **Yes Full, Walk Out**
 Cooling: **Central Air, Geothermal Heat Pump**
 Disclosures:
 Exclusions:
 Exterior: **Stucco**
 Heating: **Central Heat, Radiant, Gas**
 Lead Paint: **Unknown**
 Sewer and Water: **Private Water, Private Sewerage**
 Waterfront: **Yes Pond**

Tax Information

Pin #: **M:0105 P:01.30, M:0105 P:01. 013**
 Map: Block: Lot:
 Assessment: **\$4,057,000**
 Taxes: **\$47887.75** Tax Year: **2010**
 Book: **31222** Page: **44**
 Cert:
 Zoning Code: **R1**

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