

MLS # 73469793 - Active
Single Family - Detached



197 Woburn St
Lexington, MA 02420
Middlesex County
Style: **Contemporary**
Color:
Grade School: **Harrington**
Middle School: **Jonas Clarke**
High School: **Lexington High**
Approx. Acres: **0.63 (27,442 SqFt)**
Handicap Access/Features:
Directions: **Please use GPS for accurate directions**

List Price: **\$4,200,000**
Total Rooms: **21**
Bedrooms: **5**
Bathrooms: **7f 1h**
Main Bath: **Yes**
Fireplaces: **1**
Approx. Street Frontage:
Accessory Dwelling Unit: **No**

BRAND NEW CONSTRUCTION! This stunning 8,868sqft 5 bed, 7.5 bath modern home is perfectly located on a quiet dead end town-maintained road. The jaw-dropping multi-level grand foyer shows off this home's stunning extended height ceilings on all floors, with a large office and formal dining room on either side. Open concept living area features rear patio access, a multi-level great room and dining room separated by a statement fireplace, and the large chef's kitchen with professional appliances and large breakfast bar. Also on the first are the mudroom and oversize 3 car garage, a guest bedroom, and 2 full baths. The 2nd floor contains a stunning master suite with sitting area, walk in closets w/island, stunning bath, and private deck. Three large bedrooms and a massive over garage deck round out the 2nd floor. The finished basement features a fitness room, a full bath, and media room. Easy access to Trader Joe's, H-Mart, the Burlington Mall, area parks and trails, and easy access to I-95

Property Information

Approx. Living Area Total: **8,868 SqFt**
Approx. Above Grade: **8,083 SqFt**
Living Area Disclosures: **GFA per submitted project plans**

Living Area Includes Below-Grade SqFt: **Yes**
Approx. Below Grade: **785 SqFt**

Living Area Source: **Other**

Heat Zones: **Forced Air, Gas**
Parking Spaces: **13 Off-Street**
Disclosures:

Cool Zones: **Central Air**
Garage Spaces: **3 Attached, Garage Door Opener**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	32.5X16.5	Flooring - Hardwood, Window(s) - Picture
Dining Room:	1	18X18.5	Flooring - Hardwood, Window(s) - Picture
Family Room:	1	24X29	-
Kitchen:	1	15X24	-
Main Bedroom:	2	33X16.5	Bathroom - Full, Closet - Walk-in, Closet/Cabinets - Custom Built, Flooring - Hardwood, Window(s) - Picture, Balcony / Deck, Deck - Exterior
Bedroom 2:	2	16X21	-
Bedroom 3:	2	18X13	-
Bedroom 4:	2	18X17	-
Bedroom 5:	1	17X12.5	-
Bath 1:	2		Bathroom - Full, Bathroom - Double Vanity/Sink, Bathroom - Tiled With Shower Stall, Jacuzzi / Whirlpool Soaking Tub
Bath 2:	2		Bathroom - Full, Bathroom - Tiled With Shower Stall
Bath 3:	2		Bathroom - Full, Bathroom - Tiled With Shower Stall
Bathroom:	2		Bathroom - Full, Bathroom - Tiled With Shower Stall
Bathroom:	1		Bathroom - Full, Bathroom - Tiled With Shower Stall
Bathroom:	1		Bathroom - Full, Bathroom - Tiled With Shower Stall
Office:	1	18X18	Bathroom - Full
Exercise Room:	B	18X13.5	-
Media Room:	B	18X12.5	-

Features

Appliances: **Dishwasher, Microwave, Refrigerator, Freezer, Washer, Dryer, Vent Hood**
Area Amenities: **Park, Walk/Jog Trails, Conservation Area, Highway Access, House of Worship, Public School**
Basement: **Yes Full, Crawl, Finished, Interior Access**
Beach: **No**
Construction: **Frame, Conventional (2x4-2x6)**
Energy Features: **Insulated Windows, Insulated Doors, Prog. Thermostat**
Exterior: **Shingles, Fiber Cement Siding, Composite**
Exterior Features: **Deck, Patio, Gutters, Professional Landscaping, Sprinkler System, Decorative Lighting**
Flooring: **Hardwood**
Foundation Size:
Foundation Description: **Poured Concrete**
Lot Description: **Level**
Road Type: **Public, Publicly Maint.**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No**
Water View: **No**

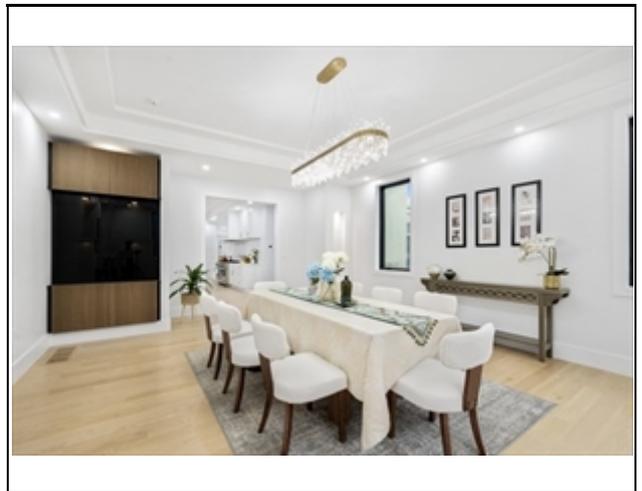
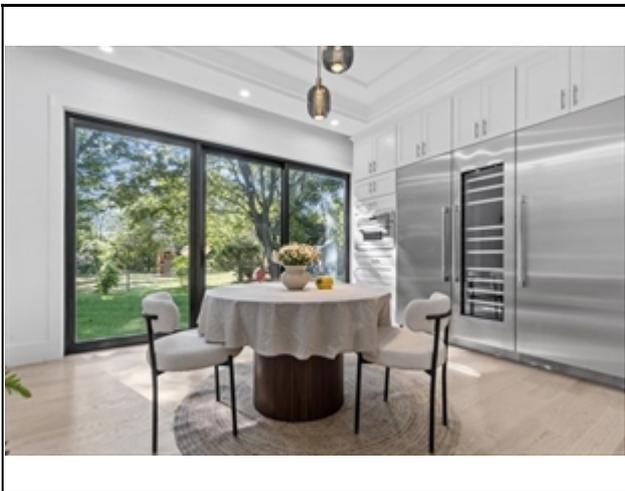
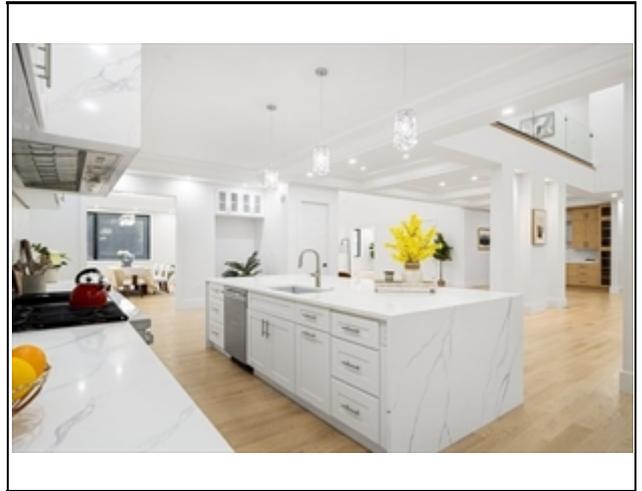
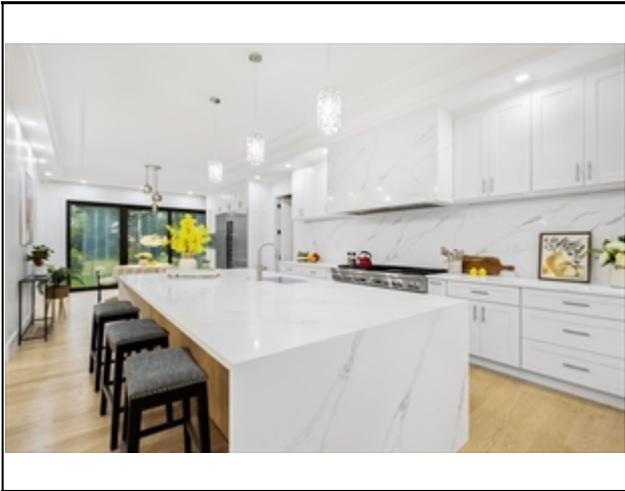
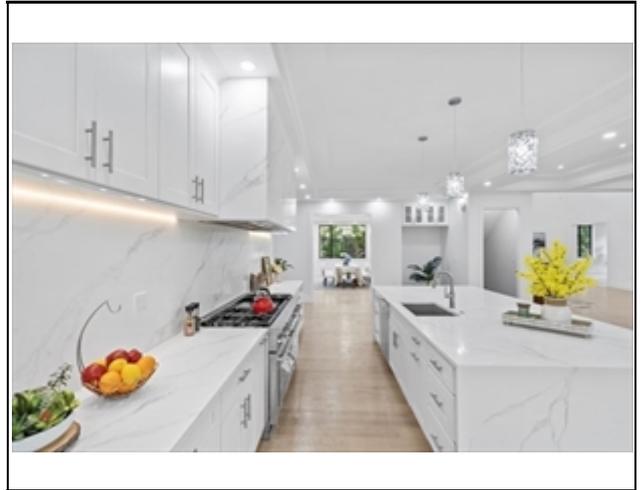
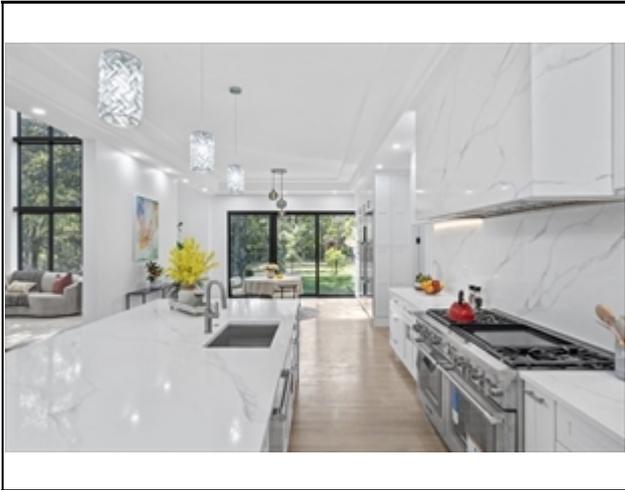
Other Property Info

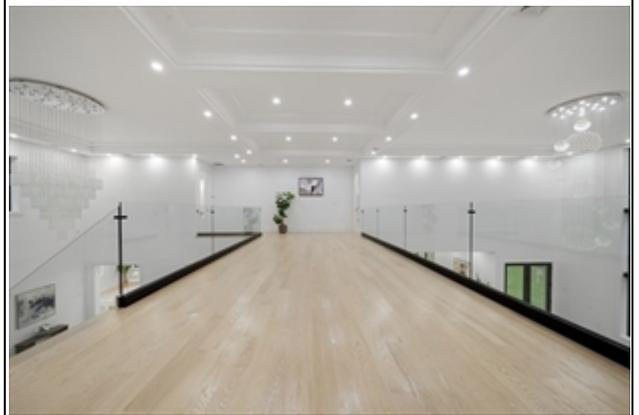
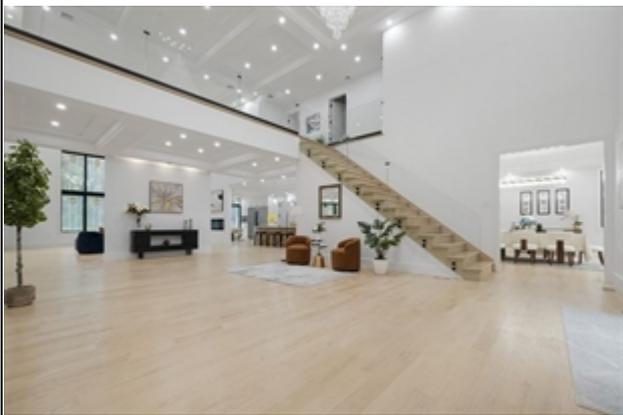
Disclosure Declaration: **No**
Exclusions:
Home Own Assn:
Lead Paint: **None**
UFFI: Warranty Features:
Year Built: **2025** Source: **Builder**
Year Built Description: **Actual**
Year Round: **Yes**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

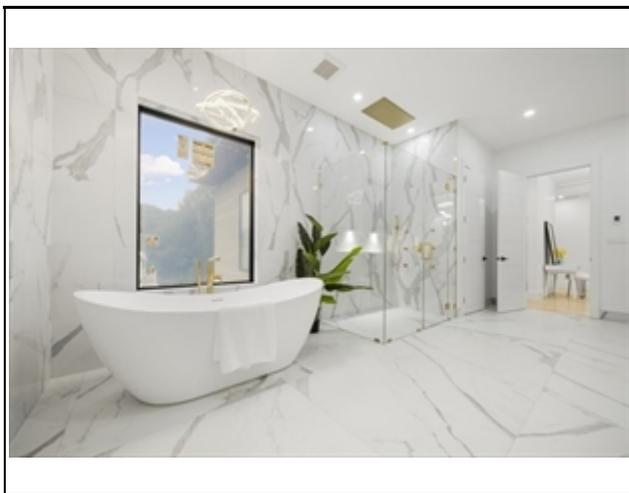
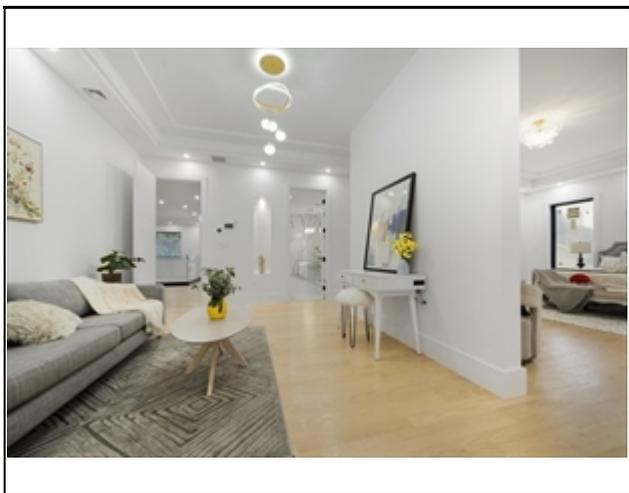
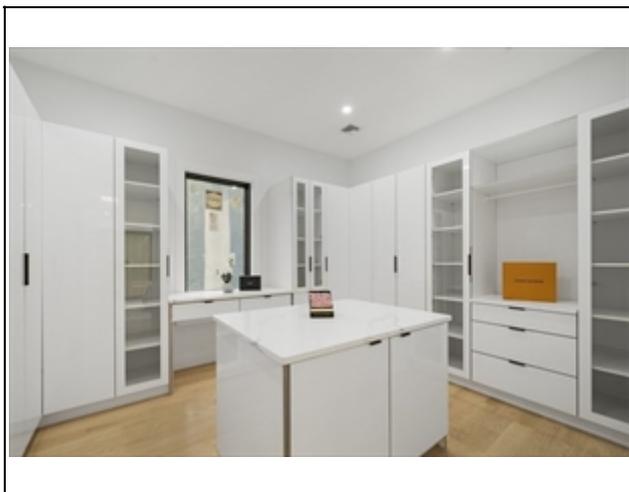
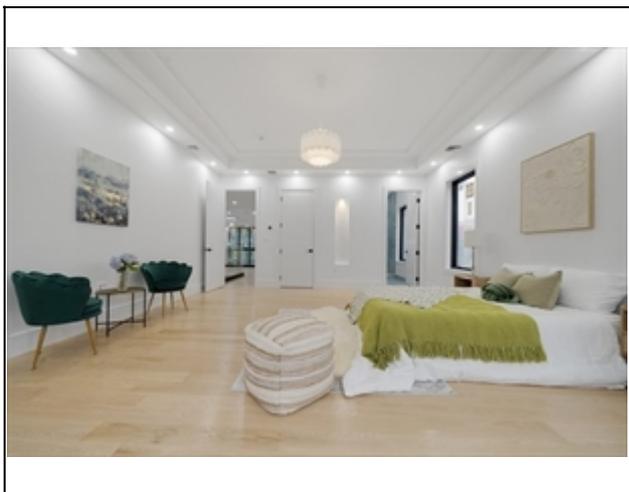
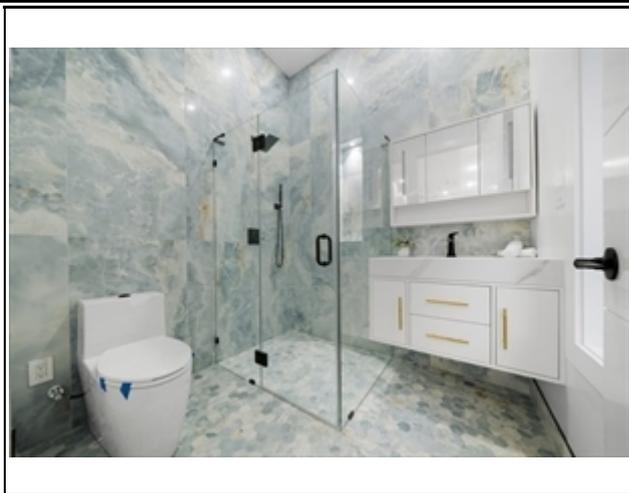
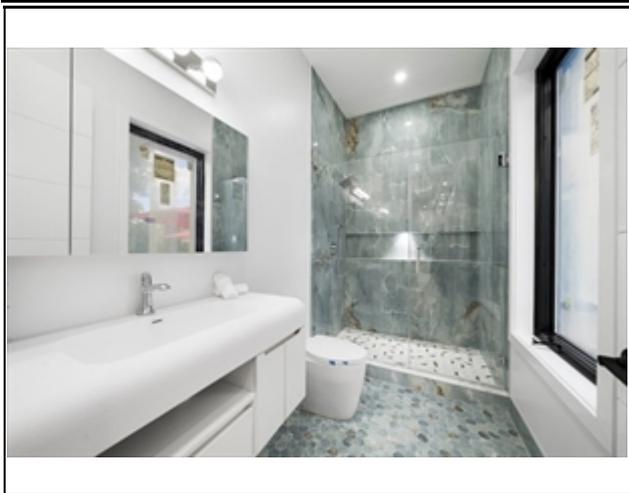
Tax Information

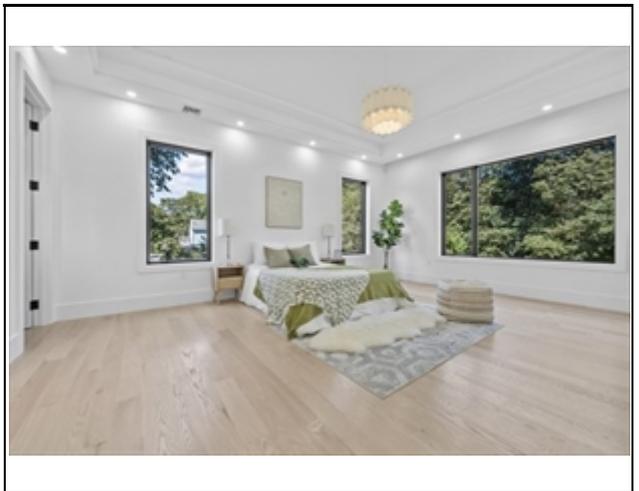
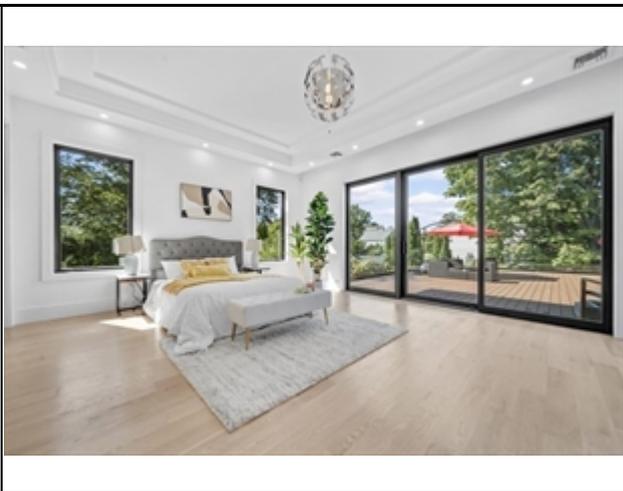
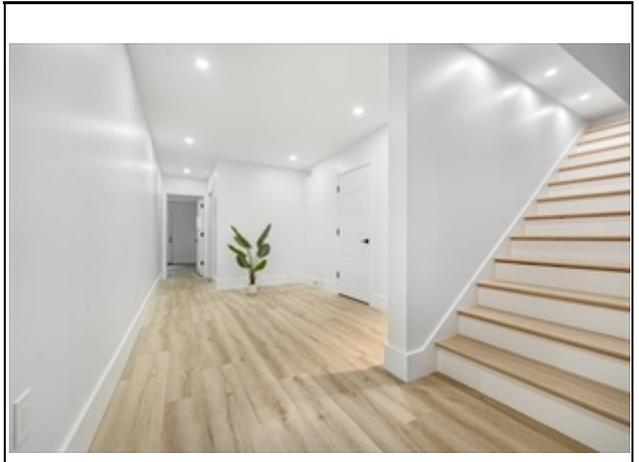
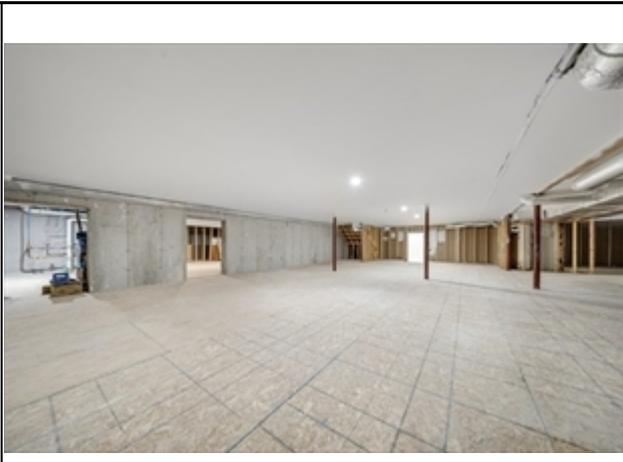
Pin #: **M:0047L:00007A**
Assessed: **\$1,082,000**
Tax: **\$13,233** Tax Year: **2025**
Book: **80797** Page: **438**
Cert: **00000000150434**
Zoning Code: **RO**
Map: Block: Lot:

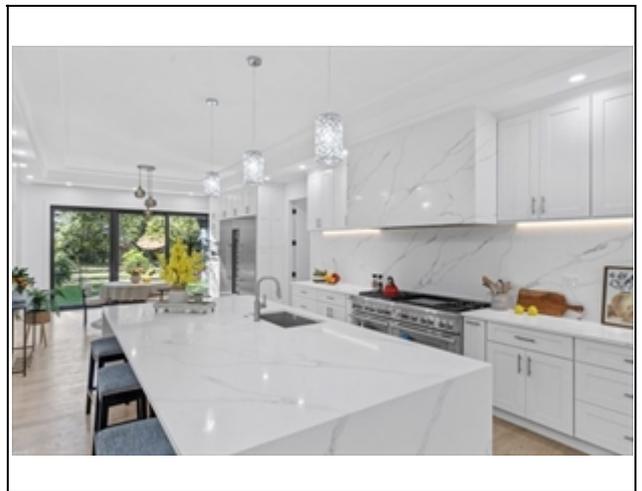
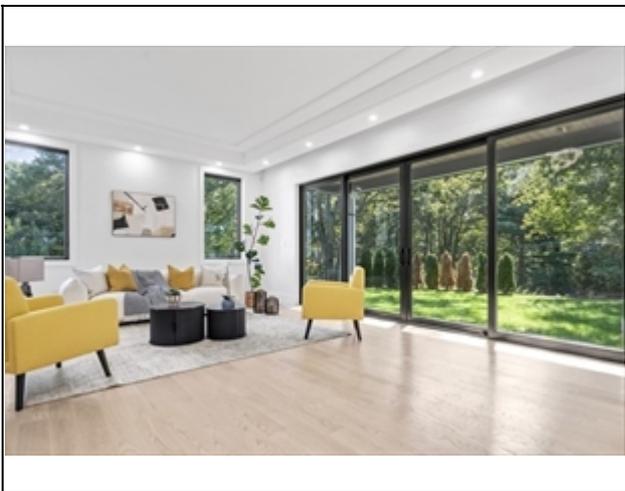
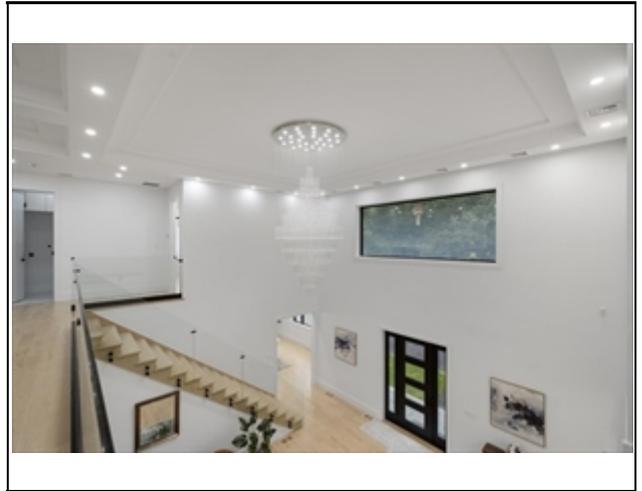
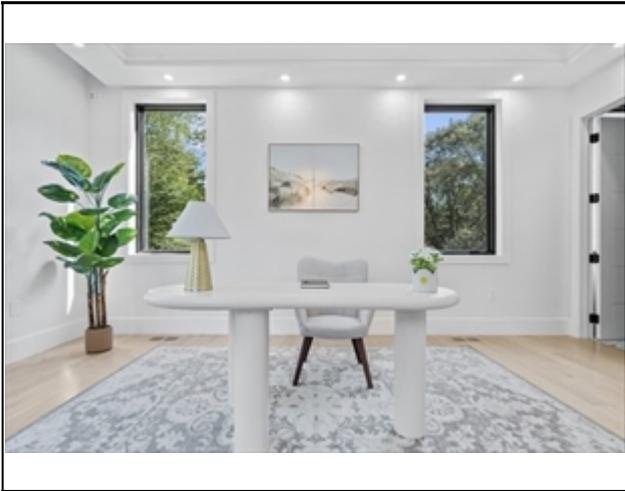
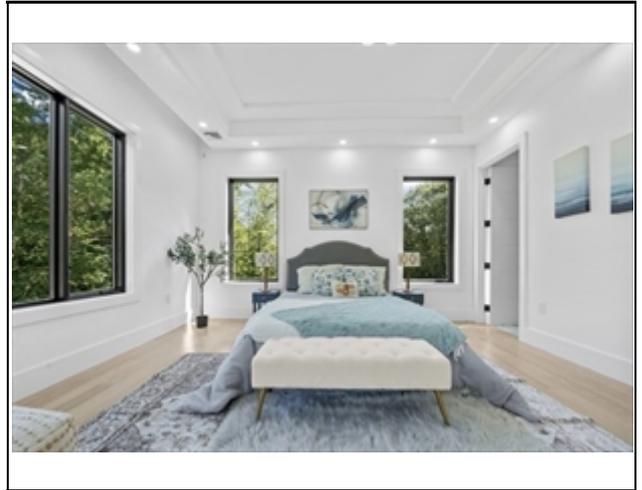






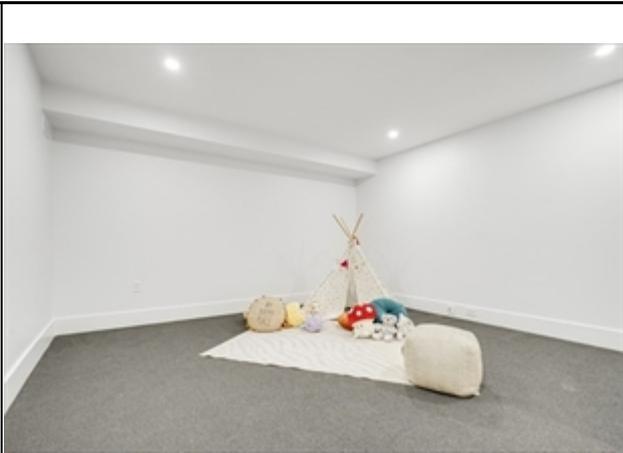






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