



38 Jefferson Avenue

Brant Point

 **Pepper Frazier**
REAL ESTATE





38 Jefferson Avenue

Brant Point

| | | | |
|---------------------------------|---------------------------|--------------------------------|-----------------------------|
| Type: Single Family | Water View: Harbor | Furnished: Furnished | Lot Size (A): 0.2296 |
| Rooms: 13 | Other View: Sound | 2nd Dwelling: Existing | Plan: N/A |
| Bed./Baths: 6/6 + 3 half | Year Built: 1900 | Zoning: R1/SR1 | Water: Town |
| Wtr Frontage: None | Remodeled: 2014 | Lot Size (SF): 10001.00 | Sewer: Town |

A unique opportunity is now available in the highly sought after Galley Beach neighborhood in close proximity to the Cliffside Beach Club, Steps Beach and Town. Enjoy the breathtaking first floor views of ferries and yachts entering the harbor as the Galley beach umbrellas gently blow in the breeze. The developer collaborated with Nantucket's premier architect, Emeritus Development, and designer, Elisa H. Allen Design, to create a legacy compound that takes advantage of the property's sweeping ocean views over Galley Beach and Nantucket Harbor. No facet has been overlooked and only the highest quality materials and expert craftsmanship were employed in developing this well planned estate. The historic main house has been re-sited on a new foundation and is completely renovated from top to bottom creating a stunning 5 bedroom, 5 1/2 bath home on 3 levels. The addition of a new one bedroom Guest Cottage/ Pool Cabana compliments the gorgeous, private outdoor entertaining area that includes a heated Gunite swimming pool surrounded by mahogany decking. The estate offers contemporary and functional indoor and outdoor living areas for family and friends to enjoy and create special memories.

*The abutting parcel of land can also be purchased with 38 Jefferson at an additional cost.

Appliances and Other Amenities:

- First Floor Bedrooms: 1
- Heating: GasFHA
- Fireplaces: Contemporary Gas
- Floors: Wide Plank Oak
- Yard: Yes
- Parking: Off Street Parking, 5 spaces
- Foundation: Poured Concrete
- Lead Paint: Unknown
- Recreation and Outdoor Spaces: Deck, Garden, Patio, Porch, Private Pool
- Amenities: Alarm, Central A/C, Disposal, Insulation, Irrigation, Outdoor Shower

Taxes and Fees:

- Assessment Year: 2017
- Building Assessment: 0
- Land Assessment: 0
- Total Assessment: 0



This information contained herein is believed to be reliable but is not guaranteed.



19 CENTRE STREET
NANTUCKET, MA 02554

508.228.3202 (p)
508.228.8756 (f)

www.JPFCO.com
office@jpfco.com