

**MLS # 73497361 - New
 Single Family - Detached**



11 Briarwood Dr Westwood, MA 02090 Norfolk County	List Price: \$2,699,000
Style: Colonial	Total Rooms: 9
Color: Yellow	Bedrooms: 5
Grade School: Martha Jones Elementary	Bathrooms: 4f 1h
Middle School: Thurston Middle School	Main Bath: Yes
High School: Westwood High School	Fireplaces: 1
Approx. Acres: 0.92 (40,126 SqFt)	Approx. Street Frontage:
Handicap Access/Features:	Accessory Dwelling Unit: No
Directions: Clapboardtree St. to Winter St. to Briarwood Dr.	

A must-see, beautifully designed custom Colonial with detailed millwork and gleaming hardwood floors throughout. The main level offers a formal living room/study, dining room, walk-in pantry, mudroom and half bath. The gourmet kitchen showcases high-end appliances and an 8ft island, flowing seamlessly into a sunlit breakfast area and family room with coffered ceilings, built-ins, and gas fireplace. Upstairs, the primary suite highlights a cathedral ceiling, walk-in closet, and en suite bath with double vanity, walk-in shower and tub. Four additional bedrooms, including two with private baths, a full bath and laundry room complete the upper level. The finished third level provides flexible bonus space and basement offers recreation area, gym, full bath, and access to the 3-car garage. Set on a beautifully landscaped corner lot, complete with covered pavilion and patio for year-round outdoor enjoyment. This is the home you've been looking for, offering everything you need and more!

Property Information

Approx. Living Area Total: 4,382 SqFt	Living Area Includes Below-Grade SqFt: No	Living Area Source: Public Record
Approx. Above Grade: 4,382 SqFt	Approx. Below Grade:	
Living Area Disclosures:		

Heat Zones: 5 Forced Air, Gas	Cool Zones: 5 Central Air
Parking Spaces: 6 Paved Driveway	Garage Spaces: 3 Attached
Disclosures:	

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:		14'4X13'7	Ceiling - Coffered, Flooring - Hardwood, French Doors, Recessed Lighting, Wainscoting
Dining Room:		13'5X11'10	Flooring - Hardwood, Chair Rail, Recessed Lighting, Wainscoting, Crown Molding, Decorative Molding, Tray Ceiling
Family Room:		17'7'X22'9	Ceiling Fan(s), Ceiling - Coffered, Flooring - Hardwood, Open Floor Plan, Recessed Lighting, Decorative Molding
Kitchen:		24'2X20.9	Flooring - Hardwood, Pantry, Countertops - Stone/Granite/Solid, Kitchen Island, Breakfast Bar / Nook, Cabinets - Upgraded, Exterior Access, Open Floor Plan, Recessed Lighting, Slider, Pot Filler Faucet
Main Bedroom:		25'5X20' 9	Bathroom - Full, Flooring - Hardwood
Bedroom 2:		12'0'X12'10	Bathroom - Full, Flooring - Hardwood
Bedroom 3:		13'11X13'2	Bathroom - Full, Flooring - Hardwood
Bedroom 4:		14'4X14'5	Flooring - Hardwood
Bedroom 5:		16'1X12'10	Flooring - Hardwood
Bath 1:		7'7X6'10	Bathroom - Half, Flooring - Stone/Ceramic Tile, Recessed Lighting
Bath 2:		16'4X8'4	Bathroom - Full, Bathroom - Double Vanity/Sink, Bathroom - Tiled With Shower Stall, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Recessed Lighting, Lighting - Sconce, Soaking Tub
Bath 3:		8'4X6'6	Bathroom - Full, Bathroom - Tiled With Tub & Shower, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Recessed Lighting
Laundry:		9'2X5'1	Flooring - Stone/Ceramic Tile, Laundry Sink
:		8'5X5'4	Bathroom - Full, Bathroom - Tiled With Tub & Shower
:		12'3X8'7	Bathroom - Full, Bathroom - Tiled With Tub & Shower, Flooring - Stone/Ceramic Tile, Recessed Lighting

6'9X8'8 Bathroom - Full, Bathroom - Tiled With Shower Stall, Flooring - Stone/Ceramic Tile

Features

Appliances: **Range, Dishwasher, Disposal, Refrigerator**
Area Amenities: **Public Transportation, Shopping, Highway Access, House of Worship, Private School, Public School, T-Station, University**
Basement: **Yes Full, Finished**
Beach: **No**
Construction: **Frame**
Electric: **Circuit Breakers**
Energy Features: **Insulated Windows**
Exterior: **Wood**
Exterior Features: **Porch, Patio, Covered Patio/Deck, Professional Landscaping, Sprinkler System, Decorative Lighting, Fenced Yard, Fruit Trees**
Flooring: **Tile, Wall to Wall Carpet, Hardwood**
Foundation Size: **0x0**
Foundation Description: **Poured Concrete**
Hot Water: **Tank**
Insulation: **Full**
Interior Features: **Security System, Cable Available**
Lot Description: **Corner, Paved Drive, Fenced/Enclosed, Level**
Road Type: **Public, Paved, Publicly Maint.**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Utility Connections: **for Gas Range**
Water Utilities: **City/Town Water**
Waterfront: **No**
Water View: **No**

Other Property Info

Disclosure Declaration: **No**
Exclusions: **Playset, tvs outdoor tv, smoker**
Home Own Assn:
Lead Paint: **None**
UFFI: Warranty Features:
Year Built: **2016** Source: **Public Record**
Year Built Description: **Actual**
Year Round:
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

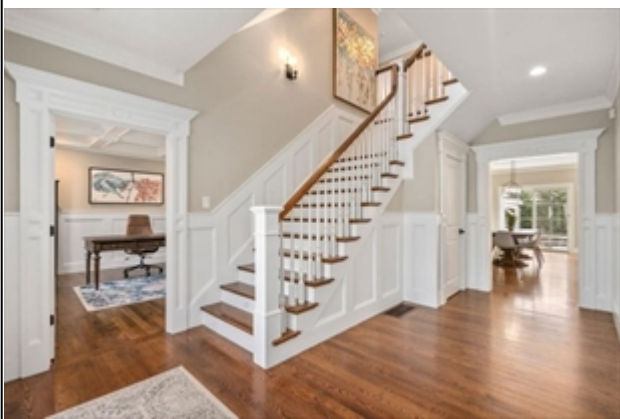
Tax Information

Pin #: **M:036 B:000 L:027**
Assessed: **\$2,236,800**
Tax: **\$28,631** Tax Year: **2025**
Book: **33972** Page: **443**
Cert: **00000029158**
Zoning Code: **res**
Map: Block: Lot:

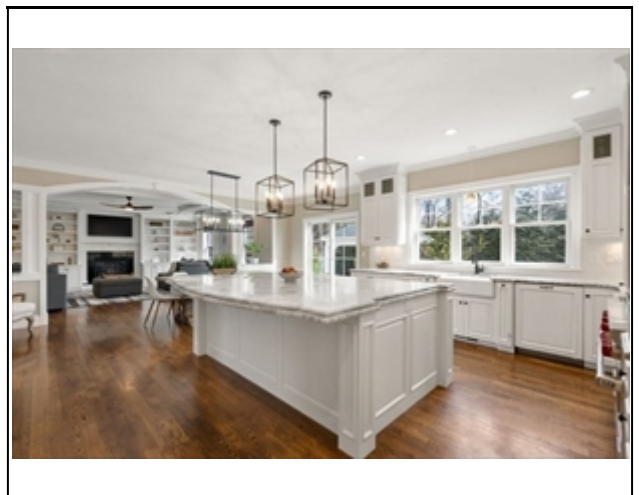
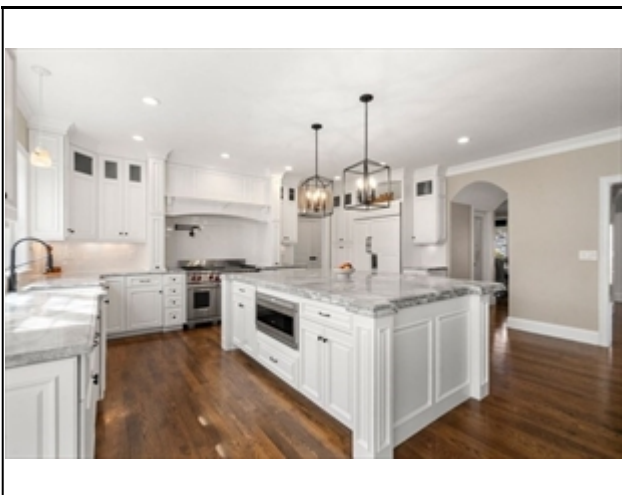
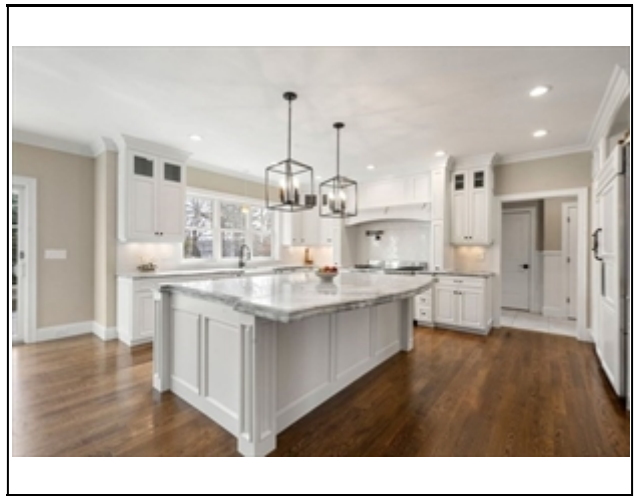
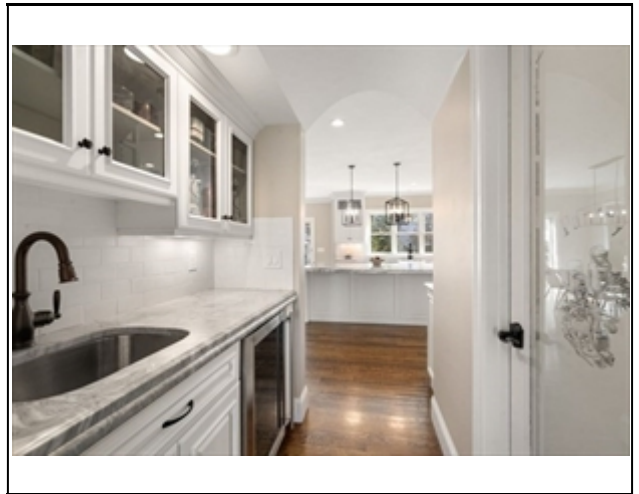
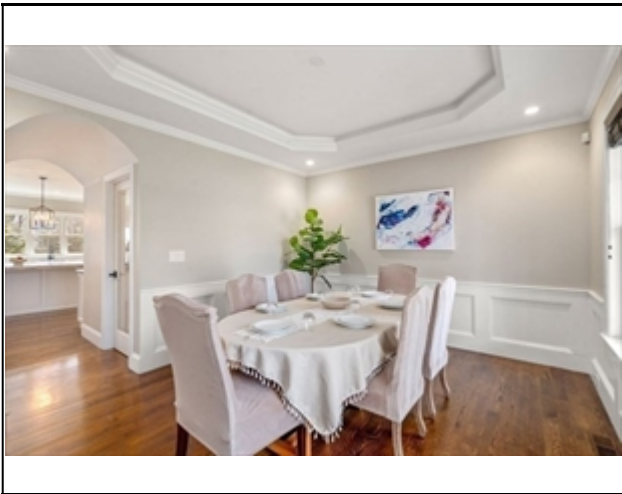
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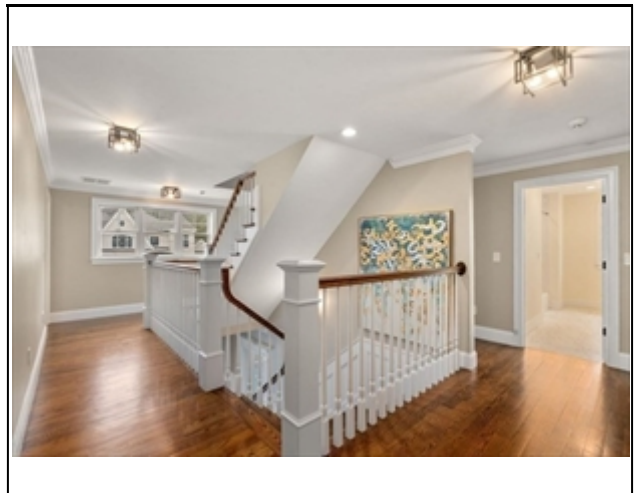
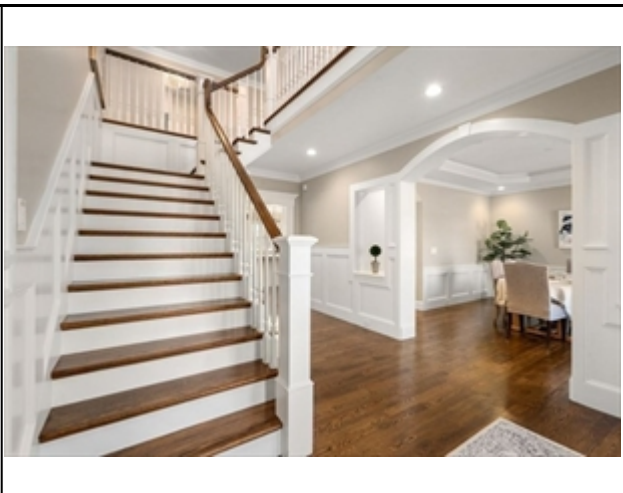
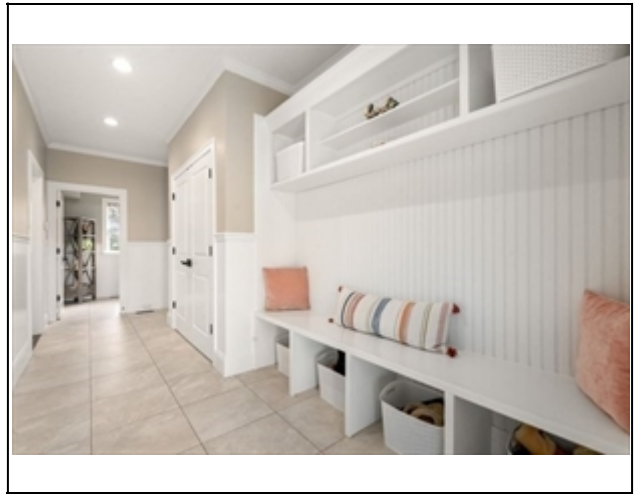
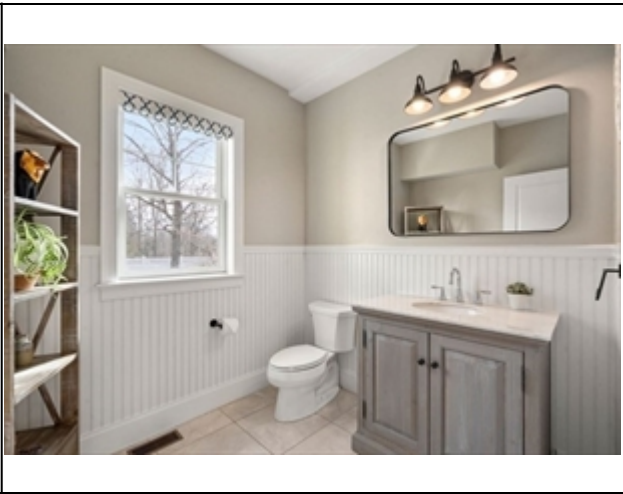
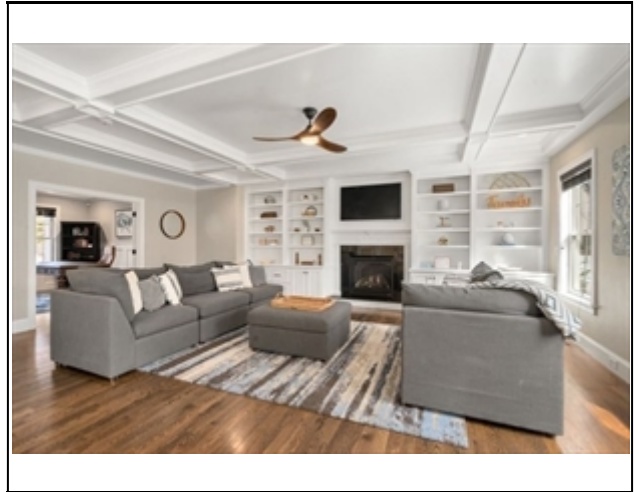
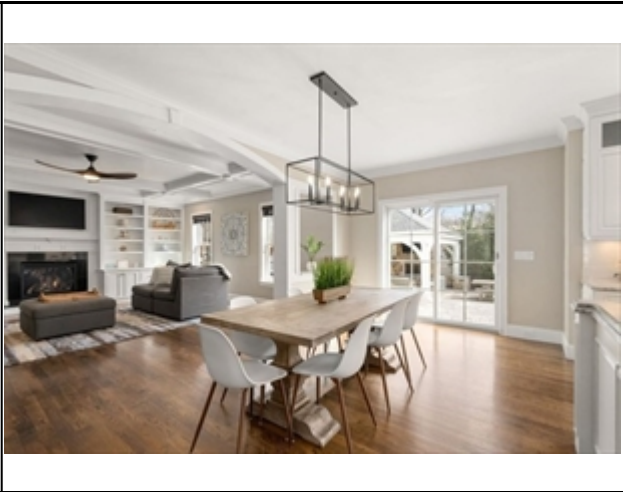
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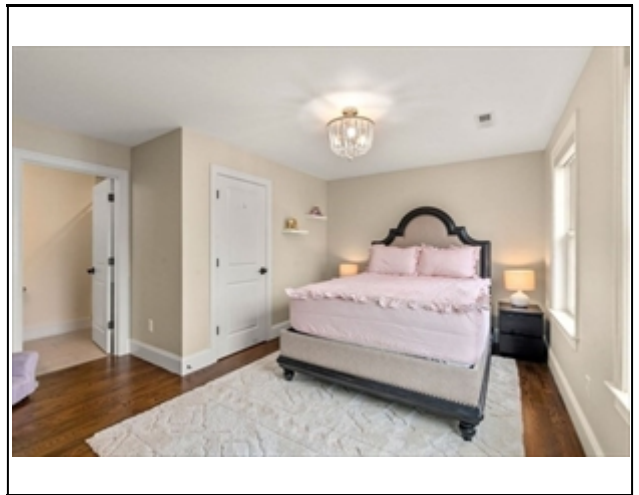
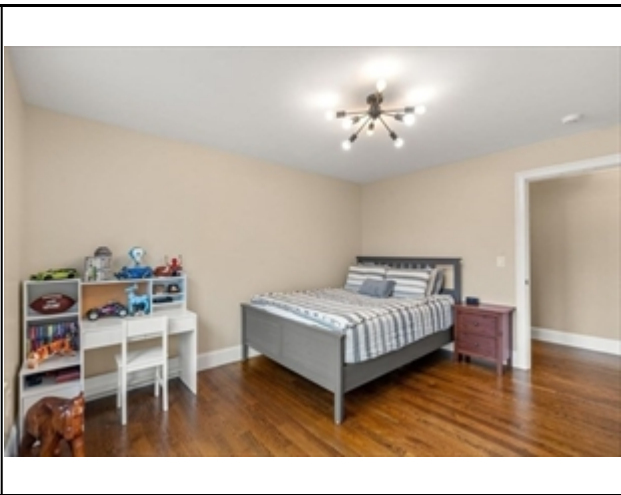
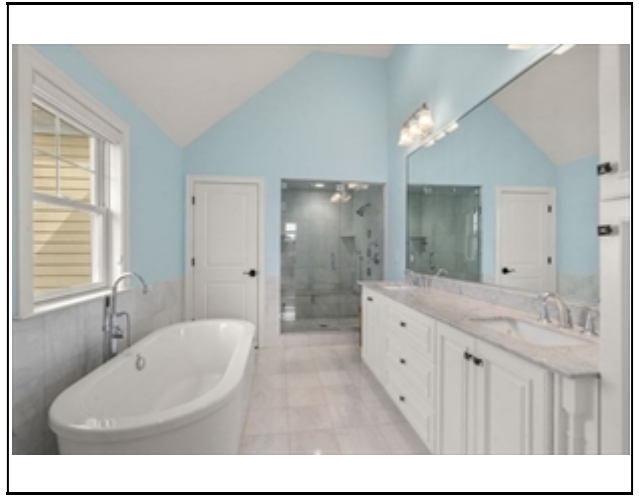
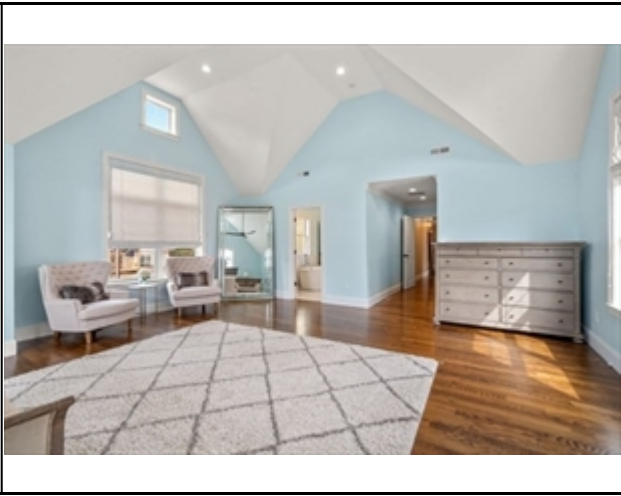
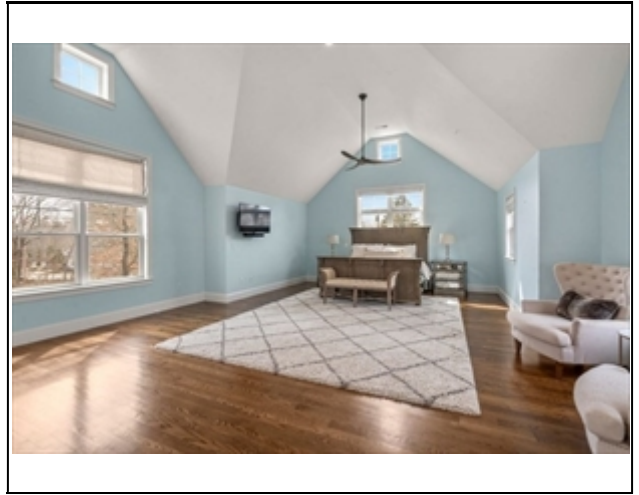
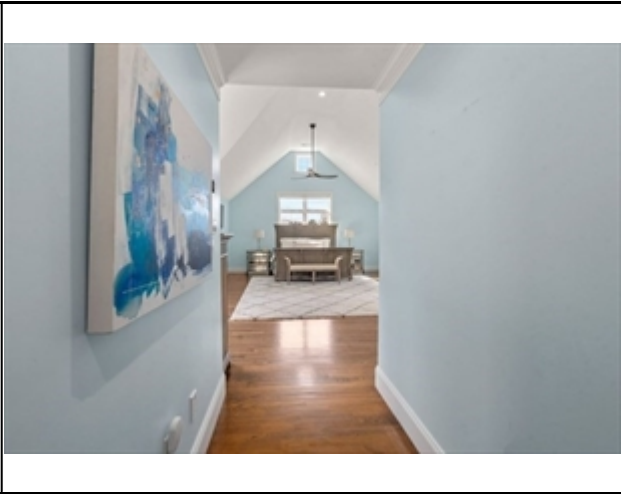
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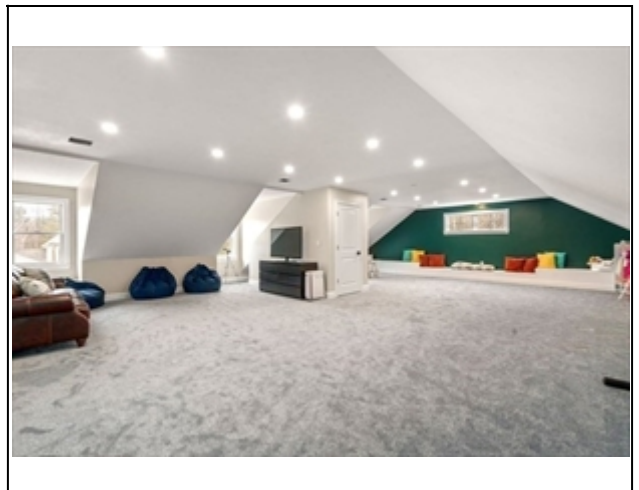
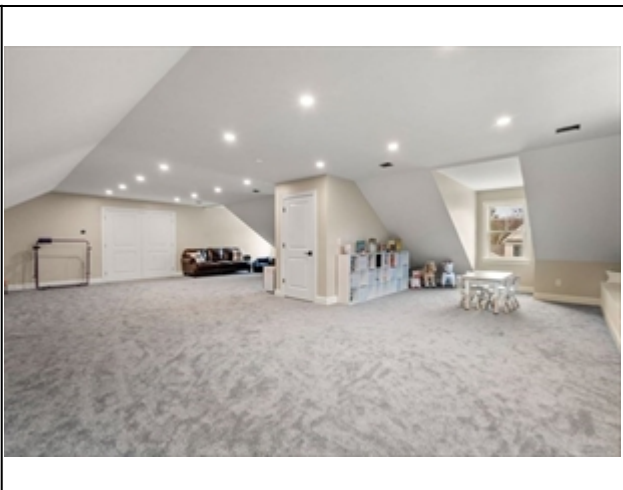
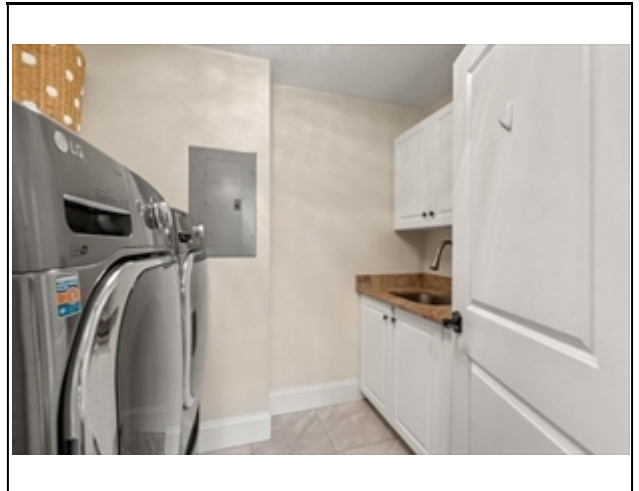
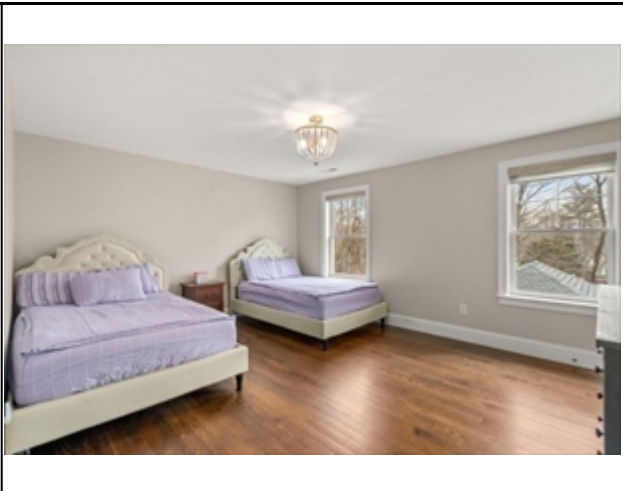
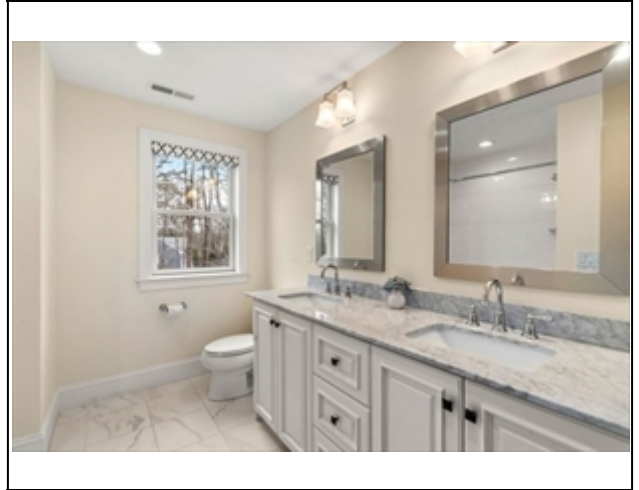
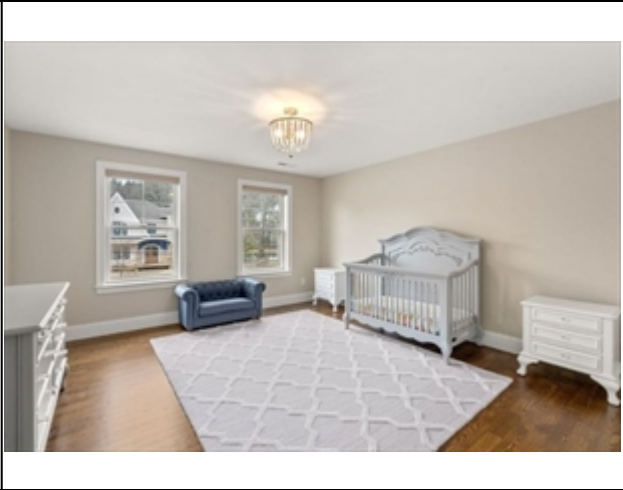


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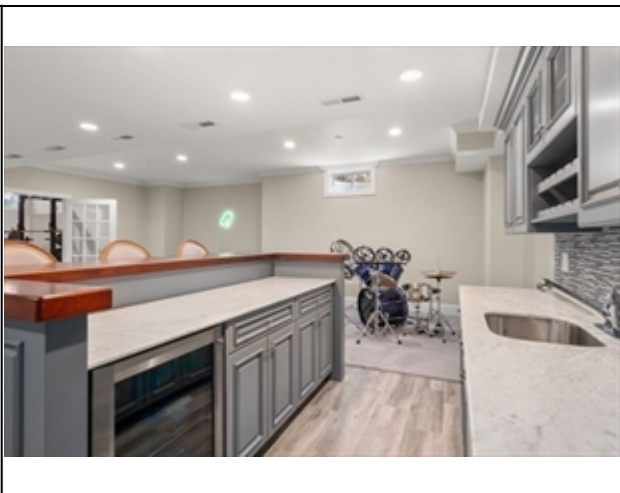
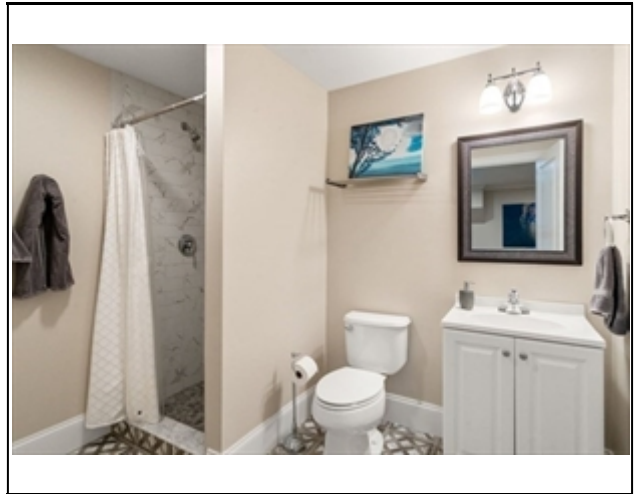
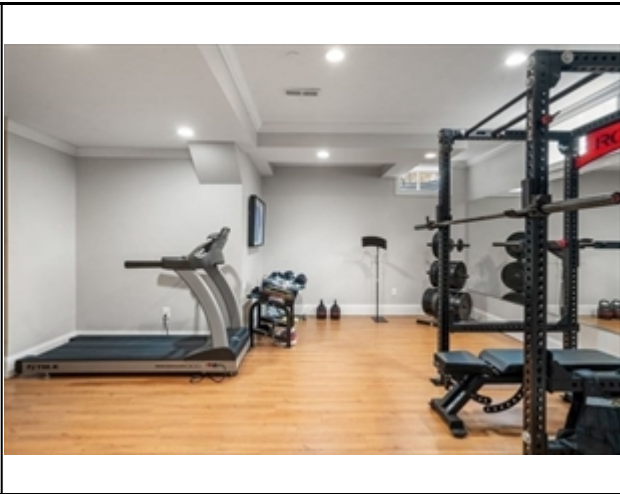
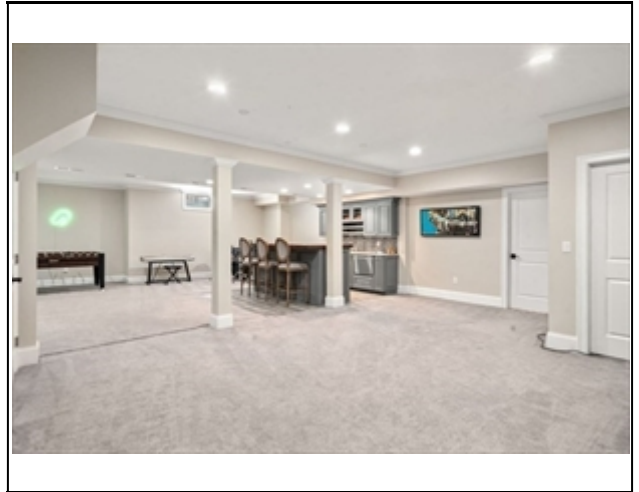






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