



**MLS # 73037999 - New
Single Family - Detached**

**23 Pine Grove Cir
Uxbridge, MA 01569
Worcester County**

List Price: **\$359,900**

Style: **Ranch** Total Rooms: **5**
 Color: **Brown** Bedrooms: **2**
 Grade School: **Taft** Bathrooms: **1f 0h**
 Middle School: **Whitin** Main Bath: **Unknown**
 High School: **Uxbridge High** Fireplaces: **1**
 Approx. Acres: **0.38 (16,400 SqFt)** Approx. Street Frontage: **95 Ft.**
 Handicap Access/Features: **Unknown**
 Directions: **Rt 16 Uxbridge to Carney Street to High Street to Pine Grove Circle**

Remarks

Fall in love with this SINGLE LEVEL RANCH STYLE home. Lovingly owned & maintained by one owner for the past 60 years. Located on the main floor - eat-in kitchen offers functionality with plenty of counter & cabinet space, tiled bathroom with walk-in shower, open floor plan living & dining room, large closets in bedrooms, beautiful hardwood floors & neutral décor throughout the home will serve as a backdrop for your vision. The walkout basement has laundry with utility sink, workshop, custom built bar & ample open space for your home gym or office. Outdoor space galore! A Picture perfect 3 season bonus room off the den overlooks the backyard, two back yard decks, front porch & sitting area, low maintenance grassy yard with mature landscaping. An attached one-car garage & separate basement storage for lawn & garden. From the welcoming front porch to the full basement this home is ready & waiting for its new owners to move right in and make it their own!

Property Information

Approx. Living Area Total: **1,200 SqFt** Living Area Includes Below-Grade SqFt: **No** Living Area Source: **Public Record**
 Approx. Above Grade: **1,200 SqFt** Approx. Below Grade:
 Living Area Disclosures:

Heat Zones: **1 Hot Water Baseboard, Oil** Cool Zones: **1 Central Air**
 Parking Spaces: **4 Off-Street, Paved Driveway** Garage Spaces: **1 Attached, Garage Door Opener**
 Disclosures: **Buyer/Buyers agent to perform all due diligence. All information deemed reliable from seller and public record but should be verified.**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	17X12	Flooring - Hardwood, Window(s) - Picture, Main Level
Dining Room:	1	10X12	Ceiling Fan(s), Closet, Flooring - Hardwood, Main Level
Kitchen:	1	12X13	Flooring - Stone/Ceramic Tile, Window(s) - Picture, Dining Area, Main Level, Attic Access, Stainless Steel Appliances, Lighting - Overhead
Main Bedroom:	1	13X11	Closet, Flooring - Hardwood, Main Level
Bedroom 2:	1	10X11	Closet, Flooring - Hardwood, Main Level
Bath 1:		7X8	-
Laundry:	B		Dryer Hookup - Electric, Washer Hookup, Lighting - Overhead, Laundry Sink
Den:	1	20X12	Fireplace, Skylight, Flooring - Wood, Window(s) - Picture, Main Level, Slider

Features

Appliances: **Range, Dishwasher, Refrigerator, Vacuum System**
 Basement: **Yes Full, Walk Out, Interior Access, Concrete Floor, Exterior Access**
 Beach: **No**
 Construction: **Frame**
 Electric: **Circuit Breakers, 100 Amps**
 Energy Features: **Insulated Windows, Storm Doors**
 Exterior: **Shingles, Wood**
 Exterior Features: **Porch, Porch - Screened, Deck, Deck - Wood, Patio, Gutters**
 Flooring: **Wood, Tile**
 Foundation Size:
 Foundation Description: **Poured Concrete**
 Hot Water: **Oil**
 Interior Features: **Central Vacuum, Cable Available**
 Lot Description: **Paved Drive, Cleared, Gentle Slope**
 Road Type: **Public**
 Roof Material: **Asphalt/Fiberglass Shingles**
 Sewer Utilities: **Private Sewerage - Title 5: Pass**
 Utility Connections: **for Electric Range, for Electric Dryer, Washer Hookup**
 Water Utilities: **City/Town Water**
 Waterfront: **No**
 Water View: **No**

Other Property Info

Adult Community: **No**
 Disclosure Declaration: **No**
 Exclusions:
 Green Certified: **Unknown**
 Home Own Assn: **No**
 Lead Paint: **Unknown**
 UFFI: **Unknown** Warranty Features: **No**
 Year Built: **1958** Source: **Public Record**
 Year Built Description: **Actual**
 Year Round: **Yes**
 Short Sale w/Lndr. App. Req: **No**
 Lender Owned: **No**

Tax Information

Pin #:
 Assessed: **\$269,400**
 Tax: **\$4,084.1** Tax Year: **2022**
 Book: **14765** Page: **23**
 Cert:
 Zoning Code: **RB**
 Map: **024.C** Block: **2886** Lot: **0000.0**

Compensation

Sub-Agent: **Not Offered** Buyer Agent: **2**
 Facilitator: **1**
 Compensation Based On: **Net Sale Price**

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