



## 170 SPRAIN BROOK, WOODBURY, CONNECTICUT, 06798

<https://drakeley.com>

A rare opportunity to own a newer built home in Woodbury! A short drive from the town center is this 2015 3 bedroom, 2.5 baths custom-built Cape. Overlook and listen to the relaxing sounds of Sprain Brook while enjoying your morning coffee or while dining al-fresco on the rear Trek deck. Located on a quiet [...]

**\$849,500**

- 3 beds
- 3 baths
- Single Family For Sale
- Active
- 1921 sq ft



### Call us now



Phone: +1 (203) 263-4336

Email: [inquiry@drakeley.com](mailto:inquiry@drakeley.com)

Address: 256 Main St South, Woodbury Connecticut 06798



# Basics

**Category:** Single Family For Sale  
**Bedrooms:** 3 beds  
**Total rooms:** 7  
**Year built:** 2015  
**Baths Half:** 1  
**Zoning:** OS100  
**Modification Timestamp:** 2024-05-06T15:21:39

**Status:** Active  
**Bathrooms:** 3 baths  
**Area:** 1921 sq ft  
**Baths Full:** 2  
**Acres:** 2.31 acres  
**Parcel Number:** 934679

# Rooms

**Basement Description:** Full,Heated,Interior Access,Partially Finished,Walk-out,Concrete Floor  
**Room Count:** 8

# Building Details

**Roof Information:** Fiberglass Shingle

# Amenities & Features

**Appliances Included:** Gas Cooktop,Oven/Range,Wall Oven,Refrigerator,Dishwasher,Washer,Dryer

**Possession Availability:** Negotiable

**Energy Features:** Extra Insulation,Generator Ready

**Sewage System:** Septic

**Water Source:** Private Well

**Style:** Cape Cod

**Attic Description:** Storage Space,Access Via Hatch

**Waterfront Description:** Brook,Walk to Water,View

**Association Amenities:** None

**Nearby Amenities:** Basketball Court,Golf Course,Library,Park,Playground/Tot Lot,Private School(s),Shopping/Mall,Tennis Courts



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## Miscellaneous

**Assessed Value:** 242830

**List Office MLSID:** JS DR20

**Occupied By:** Owner

**List Office Name:** Drakeley Real Estate, Inc.

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## Fees & Taxes

**Property Tax:** \$7,057

**Tax Year:** July 2023-June 2024

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