

## REAL ESTATE

## WHAT YOU CAN BUY

Hearst Connecticut Media and SM Services, a content provider, search the area to find what buyers can get for their money. This week, What You Can Buy features homes in the \$1.15M to \$1.265M range.

**4-bedroom colonial near park/\$1.15M**

58 Moshier St., Greenwich

**Beds:** 4**Baths:** 3**Square footage:** 3,223

Contributed photo

The stone and shingle colonial at 58 Moshier Street, Greenwich, debuted in 1913. In 2011, the home was beautifully restored and renovated. The 3,223 square feet of living space enjoys high ceilings, original hardwood flooring and moldings, and period-appropriate hardware. The eat-in kitchen has been updated with white cabinetry and stainless appliances. In addition to the kitchen, the first-floor plan comprises a foyer, sitting room, living room, dining room, and partial bath. Off the rear of the house, there's a deck with decorative wood railing, perched and overlooking the backyard. Upstairs, three bedrooms share a hall bath. The fourth bedroom is part of a possible apartment in the lower level – suitable for in-laws or live-in staff, the listing agent suggests. The house sits high on its lot and looks out to Pemberwick Park. The associated Greenwich Public Schools for this property are Glenville School, Western Middle and Greenwich High. 58 Moshier Street is also available as a rental.

*Listing agent: Peter Christiansen, Coldwell Banker Realty; 203-622-1100 office; 203-536-0806 cell; peter.christiansen@cbmoves.com*

**On Belle Haven peninsula/\$1.265M**

10 Brook Dr., Greenwich

**Beds:** 4**Baths:** 2**Square footage:** 2,334

Contributed photo

The four-bedroom colonial at 10 Brook Drive, Greenwich, debuted on its Belle Haven Peninsula site in 1929. Today, it's move-in ready, according to the listing agent. The interiors, which span 2,334 square feet, are bright, with high ceilings and hardwood flooring. The floor plan allows for a nice day-to-day living and entertaining flow. The main level has a formal living room with a fireplace, a family room, a dining room, and the eat-in kitchen. Off the kitchen, sits a south-facing deck. There is a full basement here, as well – currently unfinished and open to interpretation. The property has garaging for three cars: an attached one-bay garage, and a detached two-car garage with a loft for storage. The 0.47-acre lot is level and landscaped, with a perimeter of mature trees. The location puts all of downtown within close reach. It takes mere minutes to travel to Greenwich Avenue shopping and restaurants, the local elementary school and the Greenwich train station. This listing represents the first time the property has been on the market since 1992. Greenwich Public Schools associated with 10 Brook Drive are Julian Curtiss School, Central Middle and Greenwich High.

*Listing agent: Steve Archino, Sotheby's International Realty; 203-618-3144 office; steve.archino@sothebyshomes.com*

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**Jackie Budkins**

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