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One Pochick Ave - Surfside
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37 Starbuck Road - Madaket
Days on market: 10

\$1,895,000



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37 Starbuck Road - Madaket
Days on market: 10

Dedicated Website:

58 Nobadeer Avenue

PROPERTY DETAILS

FLOOR PLANS

PLOT PLAN

BROCHURE

CONTACT US

58 Nobadeer Avenue - Surfside - \$3,495,000

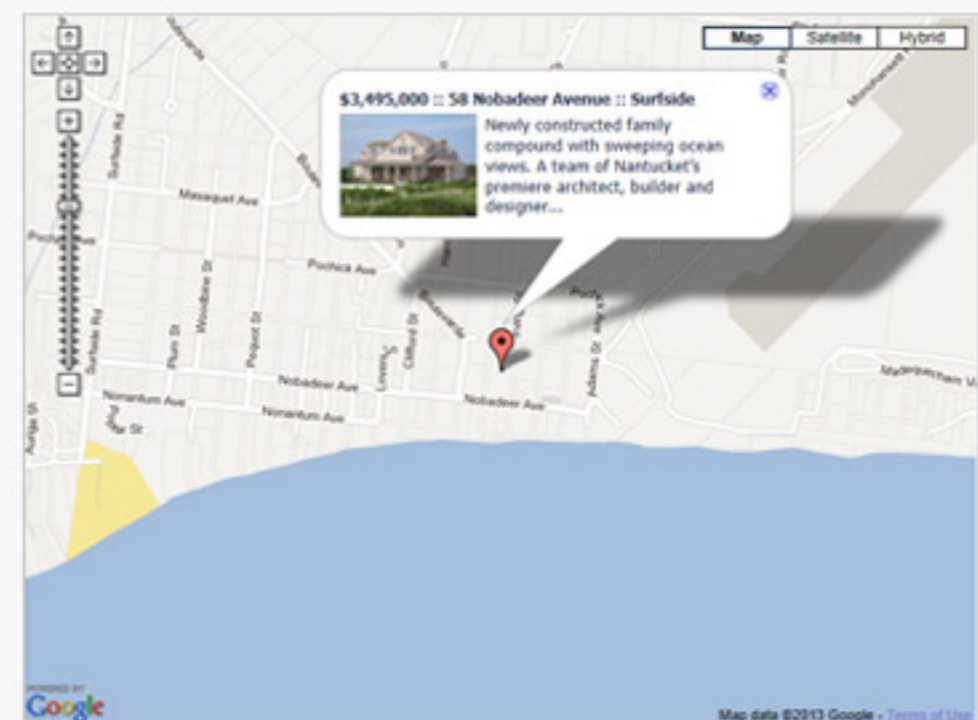
Bedrooms: 5 | Bathrooms: 5 and two Halfs

featured listing by:  **Pepper Frazier**
REAL ESTATE



58 Nobadeer Avenue - Surfside

Newly constructed family compound with sweeping ocean views. A team of Nantucket's premiere architect, builder and designer have collaborated to create the quintessential Nantucket Beach House. Using only the highest quality materials and craftsmanship this five bedroom, five ensuite and two half bath home sits on an over sized lot and is directly across the street from the Atlantic ocean and Nobadeer Beach. This well planned home offers over 3800 sq ft of stylish and functional finished living spaces with plenty of room for family and friends to gather. The outdoor living areas include multiple decks, a large outdoor blue stone patio with pergola, an outdoor fireplace.

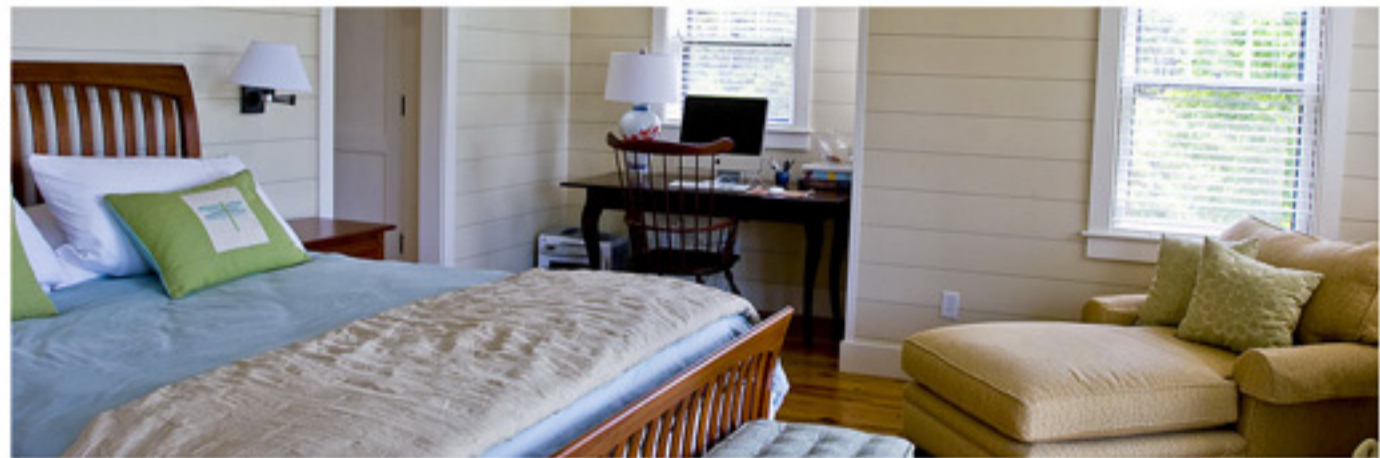


Sample Print Ad:

Nantucket Real Estate

1 Pochick Avenue


Surfside



11 bedrooms / 11 baths 4 half

\$7,995,000

508.228.3202
JPFCO.COM

 **Pepper Frazier**
REAL ESTATE

Print Brochure:



One Pochick Ave
Surfside

\$7,995,000

www.onepochick.com



\$7,995,000 **1 Pochick Avenue** **Surfside**

Type: Single Family	Water View: Distant Ocean	Furnished: Furnished	Lot Size (A): 5.6600
Rooms: 30	Other View: Pond	2nd Dwelling: Existing	Plan: None
Bedrooms/Baths: 11/11	Year Built: 1998	Zoning: LUG2	Water: Well
Wtr Frontage: None	Remodeled: 2008	Lot Size (SF): 5.6600	Sewer: Septic

This stunning compound sited on over 5 acres of professionally designed and landscaped land. The property features a gracious six-bedroom main residence, a fully equipped cabana house overlooking the magnificent infinity edge pool, which overlooks the Weeweeder marsh, a five-bedroom guest house, a carriage house with a one-bay garage and studio/office above, the ultimate entertaining barn with commercial kitchen, an enclosed and raised vegetable garden, a pristine formal English garden and lots of outdoor living areas. This property is a very rare offering and not to be missed!

First Floor: Foyer opens to an inviting living room that leads to the dining room with wet bar which leads to sunken family/sun room with Belgian block fireplace and French doors opening to a patio and pool area; large master suite off this room with his and her walk-in closets, marble spa bath, private outdoor shower, washer and dryer and French doors to private patio. The Gourmet's kitchen has everything one could want. High-end appliances and cabinetry, two farm sinks, honed marble counters and mahogany topped island, pantry and French door to outdoor kitchen area; eating nook off the kitchen overlooking the pool and grounds and French doors leading to the pool area; mud room and laundry room off the kitchen.

Second Floor: Second master suite with sitting area, private balcony with ocean views, built-in bureaus and luxurious spa bath. Two additional bedrooms share hall bath.

Third Floor: Two bedrooms (one en-suite); access to the roof walk, which has sweeping views of Atlantic Ocean and Town of Nantucket.

Basement: This is the true entertainment floor. At the bottom of the stairs is the billiards/game room which leads to a mahogany bar with fully-equipped kitchenette and the original range from the Club Car restaurant. Off this room, a movie style walkway leads to a state-of-the-art movie theater with seating for 25, including 14 plush, leather recliners, candy counter and powder room. On the other side of the lower level is a lounge area that leads to a sunken wine "grotto" with a rustic, reclaimed brick floor, copper sink and decoratively-painted ceiling. Also included are an exercise room and full bath.

Parking: Multiple

Appliances and Other Amenities:

First Floor Bedrooms: 1	Heating: Oil/FHW	Fireplaces: 2	Floors: Ash, Tile, Reclaimed Brick, Antique White Oak	Yard: Professionally landscaped and meticulously maintained grounds and gardens
Parking: Multiple	Foundation: Poured, Stone	Lead Paint: No	Recreation and Outdoor Spaces: Deck, Garden, Patio, Porch, Private Pool, Gym	Amenities: Alarm, Central A/C, Disposal, Insulation, Irrigation, Outdoor Shower

Taxes and Fees:

Assessment Year: 2011
Building Assessment: 2,491,100
Land Assessment: 2,149,400
Total Assessment: 4,640,500

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

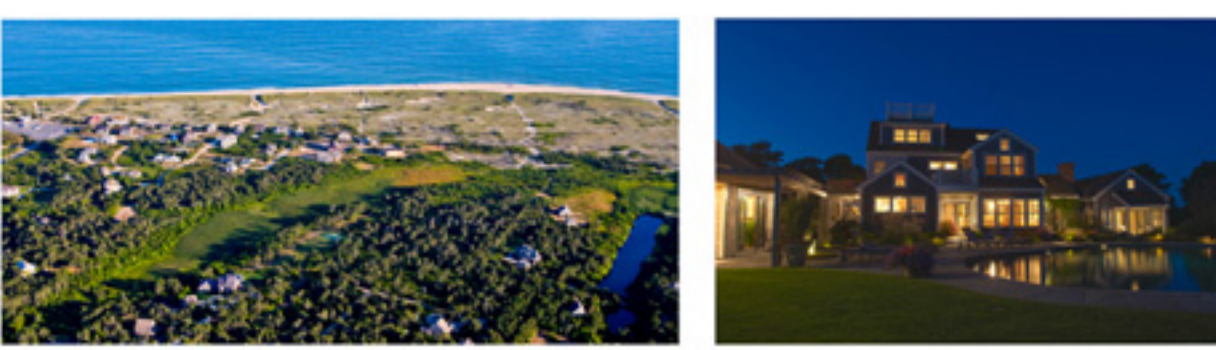


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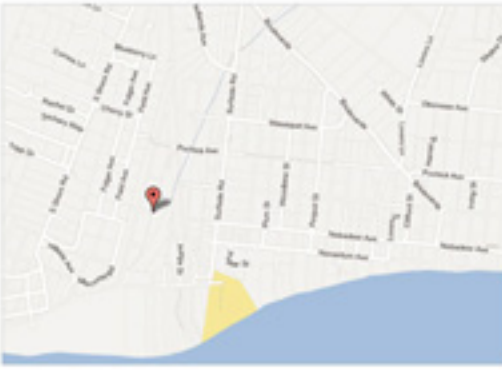


Location

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General Information:

Area: Surfside
Address: 1 Pochick Ave
Number of Bedrooms: 11
Number of Baths: 11 & 4 half



Creating the Life