



Quentin

Prime Compo Beach location! Nestled on private dead-end street with a large fenced yard, this cottage-style beach house has been renovated and expanded. Quality craftsmanship and finishing include custom millwork, radiant heat, 3 fireplaces, Marvin windows, copper gutters and wood roof. An excellent floor plan is complemented by casual elegance for family living and entertaining. Future expansion possibilities offer a luxurious master suite and bedroom, ready to finish. Enjoy lifestyle at the beach by relaxing on your patio, jogging along the Sound, swimming at the beach or playing golf at Longshore Country Club.

For Rent:

\$6,600 Yearly Rental Unfurnished

\$5,000 Winter Rental Unfurnished

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WILLIAM RAVEIS
EXCEPTIONAL PROPERTIES

Welcome to Quentin

A custom arched door opens to the foyer of this beach house revealing a sophisticated charm with its clean lines, hardwood flooring and custom windows. Open and bright, it has hardwood flooring and large French door guest closet. At the rear of the foyer is a staircases to the upper level and lower levels.



The excellent floor plan has wide openings to well-defined rooms. The living room, with high privacy windows across the front has a wall of glass across the back with doors opening to a flagstone patio and the spacious fenced yard. The custom fieldstone fireplace is bordered by windows and built-in cabinets and drawers. The casual elegance of the room makes it well suited to any kind of gathering.





The formal dining room, separated from the foyer by a half wall, has a fireplace. This room is ideal for a special dinner party or a romantic dinner for two.

Across the way from the dining room is the gourmet kitchen with two islands and loads of storage space. The marble topped island has seating for casual meals and the other has a wood top for food preparation. Gleaming white custom cabinets, the large window across the back and a walk-in pantry are complemented by top of the line appliances that include a 6 burner gas range and a side by side refrigerator with a freezer drawer.





Half a flight of stairs down from the foyer is a family room, full bath, and mudroom, all with radiant heat.

The family room offers access to the one car garage and large unfinished lower level, great for storage. A glass door at the rear of the room opens to the large private fenced backyard. Tucked away from the more formal rooms in the home, here the family can relax and the children can enjoy their activities and play.

The full bath, is beautiful with a pedestal sink and a corner glass shower with a rain shower head, wainscoting and custom tile.

The light and bright mudroom, with stone flooring, is well-equipped with many hooks cubbies and drawers. While a glass door conveniently opens to the driveway.





A staircase up from the foyer takes you to a bedroom level where there are three family bedrooms and a hall bath.

Each of the bedrooms has its own character and charm. The hall bath has a stone floor, radiant heat, tub with a glass door and a marble top custom vanity with many drawers and basket storage below.

Half a flight of stairs up from this level is a phenomenal expansion area. Ready to finish, is a master suite and additional bedroom/study. The master suite offers a bedroom with a fireplace and the master bath/walk-in closet has three skylights. The possibilities are endless for you to make this space your own.





The last half flight up, offers a wonderful playroom/studio with a cathedral ceiling, two skylights and winter water views. This space offers so many possibilities.

For outdoor living and entertaining there is the private fenced backyard. For more activity, walk to the beach or a restaurant, jog along the Sound or play golf at near-by Longshore CC.

This renovated and expanded home, with great living spaces, offers room to grow and a prime location at the end of a quiet street. A rare opportunity for a great lifestyle for your family at Compo Beach.





Style:	Cottage-Style Beach House
Acres:	0.25
Year Built:	1961/Renovated 2008
Square Feet:	2,220+/-
Rooms:	7
Bedrooms:	3
Full Bath:	2
Heating:	Radiant,Oil/CA
Garage:	1
Sewer & Water:	Sewer, City Water
Exterior Features:	Porch, Patio
Taxes:	\$12,508
For Rent:	\$6,600 Yearly Rental Unfurnished \$5,000 Winter Rental Unfurnished



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