



## 152 North Avenue, Westport

Located in one of Westport's estate neighborhoods is this nearly perfect rectangular residential parcel, ready to be re-developed. An older styled home requires complete renovation, or could be torn down to make way for your personal design. The overall land is dry, flat and well taken care of with mature plantings creating natural borders.

### Existing Structure

Style: Split Level  
 Year Built: 1956  
 Footprint: 1536 Sq Ft  
 Total Sq Ft: 1556 Sq Ft  
 Rooms: 6  
 Bedrooms: 3  
 Full Bath: 2  
 Garage: 2

Lot Size: 1 Acre  
 Topography: Flat, open with mature trees along borders  
 Wetlands: None, according to town records  
 Zone: AA, Single Family Residential  
 Utilities: City Water, Septic  
 Heating: Oil  
 Taxes: \$6,760  
 Price: \$799,000

Disclosure: The site map is a rendering representative of the actual plot plan but not deemed reliable by scale. All measurements are accurate to the original.

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