

# Welcome

14 Ryans Lane  
Duxbury, MA



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## ABOUT THIS PROPERTY:

This home has a flow with finishes ideal for entertainment! With a covered porch wrapping two sides, you enter the home through the foyer or through the French doors into the dining room. Both lead to a dramatic chef's kitchen with a 6 burner Thermador stove, a farmhouse sink, custom cabinets, and an island for quick meals or conversation. The kitchen is the heart of this home! Nature is always in sight as you move into the family room passing a 17x14 deck. The family room features a gas fireplace, elegant cabinetry and a vaulted ceiling. Upstairs is a 10x14 sitting area, a primary bedroom with a tile & glass shower, and two additional bedrooms. An emergency generator, two car garage, replacement windows 2014, and second laundry in basement along with storage complete some of the accoutrements expected in a home of this caliber. This home has something for everyone and is suitable for casual as well as more formal entertaining.





## Room Dimensions

### Floor 1

Living: 17x13  
Dining: 15x15  
Kitchen: 15x12  
Family Room: 21x15  
Half Bath: 5x5  
Laundry Room: 11x7

### Floor 2

Main Bedroom: 15x18  
Main Bath: 10x10  
Bedroom 2: 11x15  
Bedroom 3: 13x10  
Full Bath: 7x9  
Sitting Room: 10x14

# Property Information

Bedrooms: 3

Living Area (±): 2,600

Year Built: 1989

Style: Colonial

Heating: HW Baseboard by oil

Bathrooms: 2 full, 1 half

Lot Size (±): 1.1 acres

2022 Taxes: \$10,246

Parking: 2 car garage

Cooling: Central Air

