

FEATURES & UPDATES

6 Candida Way, Andover, MA 01810



Interior

Gorgeous, like NEW - 9 Rooms, 4 Beds, 3 Full Baths, 1-1/2 Bath, 3028 sq ft

- **Living Area:** Bright, open space ideal for gatherings
- **Kitchen:** Modern with stainless steel appliances, granite countertops, and pantry closet
- **Dining Room:** Formal with chair rail, tray ceiling, and double crown molding
- **Family Room:** Cathedral ceilings, gas fireplace, and tons of natural light
- **Living Room:** Cozy area off the kitchen
- **Primary Suite:** Walk-in closet, en-suite bath with tiled walk-in shower
- **3rd Floor:** Bedroom, Full Bath, Bonus Space

Neighborhood/Location

- Cul-De-Sac
- Neighborhood Connection
- Martin's Pond/Park – 20 Min Walk
- Grocery Store - 5 Minute Drive
- Phillips Academy – 11 Minute Drive
- Boston 24 miles (30+ minutes)

Exterior

- 1.02 Acres
- Mature Landscape
- Vinyl Siding/Composite Deck
- Solar Panels
- HOA Covers Exterior Grounds
- Private Backyard
- Parking for 6+ Vehicles

Additional Features

- 2 Car Garage
- Central Air Conditioning
- Hardwood Floors
- Oversized Windows
- Ceilings Over 9+ Feet Tall
- Recessed Lighting
- Ceiling Fans
- First-Floor Laundry
- Lots of Storage Spaces
- Irrigation System
- EV Charging Hookup Ready
- Basement (unfinished, perfect for expansion)

Updates

2024

- SS Dishwasher & Fridge

2023

- Tankless Water Heater
- Sunova Solar Panels (25 Year Lease)

2022

- Front Storm Door

Utility Costs (Average Monthly)

- Propane Gas \$162
- Solar (Trinity Solar) \$110
- Electricity Varies on Season/Solar
- Water/Sewer \$100



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