



STONEY BROOK FARM

Woodbury, Connecticut

KLEMM REAL ESTATE INC
LITCHFIELD COUNTY'S PREMIER BROKERS

Stoney Brook Farm, Woodbury, CT

Stoney Brook Farm. Load up your horses! They will love beautiful Litchfield County! Watch them from your kitchen window grazing in the field with almost nine acres of countryside. A near perfect condition horse property! Private two/three stall barn includes full size dressage ring with professional sand footings. Barn has water and electricity. Stone patio with lighting and seating walls, great for backyard barbecues. The spacious interior offers hardwood floors on main level that have been recently refinished in off white oak. There is a formal living room and dining room. The kitchen is fully updated with Sub Zero fridge and a Viking Professional stove, oven and microwave. First floor family room with fireplace overlooks the back patio. Upstairs you'll find a spacious master bedroom with walk-in closet and full bath. Three additional bedrooms, bonus room and full bath complete the upper level. The finished basement is great for your workout equipment and your office! House is 300 amp and wired for a generator. Giddy-up to Connecticut and enjoy country living!



Property Features

- Fireplace
- Bonus Room
- Lighted Patio
- Horse Barn
- Dressage Ring
- Fenced Field
- Stream
- 8.95 Acres

#1 for Selling & Renting Fine Country Properties!

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Lakeville/Salisbury 860.435.6789 > Litchfield 860.567.5060 > Roxbury 860.354.3263
Sharon 860.364.5993 > Washington Depot 860.868.7313 > Woodbury 203.263.4040

klemmrealestate.com

Property Data

65 Hoop Pole Hill Road
Woodbury, CT

11	4	2/1	3,349	8.95±
RMS	BEDS	BATHS	SQFT	ACRES

Price: Upon Request

Listing Agent: Sindy Butkus
203.263.4040 Ext. 101

All Data to be confirmed by Buyer.