



\$ 869,900



355 Woodard Place, Powell, OH 43065

- » Beds: 4 | Baths: 3 Full, 1 Half
- » MLS #: 225069769
- » Single Family | 4,660 ft²
- » \$10k price improvement!
- » More Info: 355woodard.com



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This home offers 3 things that you rarely find in the same home: The suburban cul de sac vibe you want, walkable to the shops and restaurants of downtown Powell, and the most illusive part, nearly an acre private lot. The expansive .99acre lot is open and useable but the wooded perimeter still offers the privacy you are looking for. Custom built by Yocca. 8 ft. double entry doors welcome you into the travertine entry. You will love the ceiling height throughout the first level and the solid oak hardwood floors throughout the 1st and 2nd floors. Craftsman style, solid wood interior doors. Dualing staircases with wrought iron railing. The 2 story great room boasts a prominent, double sided, stone fireplace. Natural light pours in through the transom windows and skylights. You will love the warmth of the breakfast room off the large quartzite kitchen. 1st floor office and laundry/mudroom. 3 car, side load garage. A catwalk overlooking the entry level bridges between bedrooms offering comfortable autonomy. The large primary bedroom offers an electric fireplace, generous walk-in closet, and tasteful en suite bath. The finished lower level offers a billiards room, full bath, recreation room, and workout area, offering 4660 sq ft of total living space. You will spend many evenings

