



## SOUTHWESTERN REPORT

ANDERSON ASSOCIATES REAL ESTATE

164 Mason Street, Greenwich CT 06830

Tel: 203 629-4519

This report is available monthly at the Central Greenwich office of Anderson Associates. Anderson Associates is an independent real estate firm specializing in Greenwich residential real estate.

*We All Live And Work In Greenwich.*

*We Know Our Market.*

*We Know Southwestern Greenwich.*



### Perfect Cape

If you dream of owning a story-book cape, cherished and cared for, you will delight in this 3 bedroom, 1 1/2 bath home, totally remodeled and filled with light and happiness. You will love the new kitchen, living room with crown moldings and updated baths. The park-like level back yard is private and a wonderful place to play.

Picturesque, this brick home with a picket fence is ready for you to move in and enjoy.                      \$755,000

[www.16weaverstreet.com](http://www.16weaverstreet.com)



### Choice Condo

If you dream of carefree living, in a unique spacious townhouse in a small village setting, convenient to all Greenwich amenities, you will delight in this immaculate condo. It has a wood-burning fireplace, hardwood floors, 2 large bedrooms, 2 1/2 baths, state-of-the-art kitchen, finished basement, lots of storage and a 2 car garage.

Move right in, swim in the pool and relax in this pretty condominium community.                      \$738,000

[www.193hamiltonavenue.com](http://www.193hamiltonavenue.com)

## Homes Sold in June, July, August

Address	Type	Asking Price	Closing Price	DOM
14 Greenway Drive	Single	\$2,250,000	\$2,100,000	67
8 Bailiwick Road	Single	\$2,245,000	\$2,075,000	292
36 Duncan Drive	Single	\$1,635,000	\$1,635,000	24
23 Hunt Terrace	Single	\$1,445,000	\$1,378,000	186
28 Curt Terrace	Single	\$1,349,000	\$1,330,000	437
15 Grey Rock Drive	Single	\$1,349,000	\$1,250,000	53
10 Smith Street South	Single	\$1,100,000	\$1,025,000	135
11 Essex Road	Single	\$1,050,000	\$1,050,000	22
2 Woods Avenue	Single	\$999,000	\$950,000	336
2 Louden Street	Single	\$995,000	\$955,000	193
12 Comly Avenue	Single	\$975,000	\$927,000	43
2 Gard Court	Single	\$949,000	\$949,000	14
48 N Hawthorne Street	Single	\$859,000	\$869,000	37
27 Greenwich Hills Drive	Condo	\$845,000	\$815,000	52
17 Greenwich Hills Drive	Condo	\$825,000	\$800,000	77
14 Curt Terrace	Single	\$800,000	\$800,000	0
2 Greenwich Hills Drive	Condo	\$749,900	\$700,000	100
351 Pemberwick Road #704	Condo	\$745,000	\$735,000	296
15 Bishop Drive	Single	\$730,000	\$715,000	38
3 Wessels Place	Single	\$699,000	\$679,000	182
71 View Street	Single	\$695,000	\$670,000	43
120 Halstead Avenue	Single	\$559,000	\$555,000	182
10 Ellin Drive	Single	\$595,000	\$566,500	221
20 Morgan Avenue	Single	\$575,000	\$555,000	75

To view properties, like these, that are currently on the market,  
please contact our office at: 629-4519

DOM = Days on the Market

**GREENWICH TIME REVIEW—AUGUST 14, 2007**

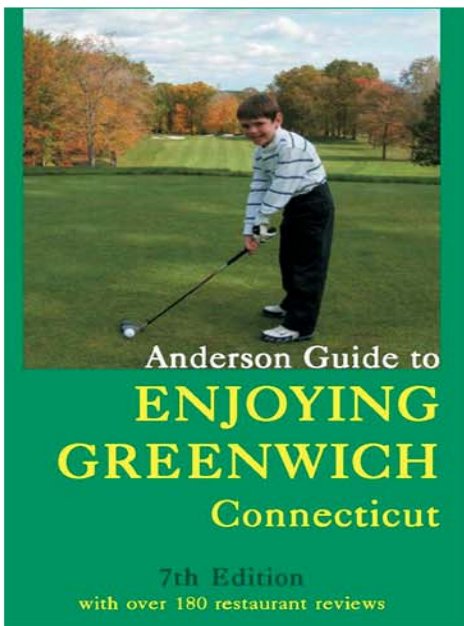
# Anderson Guide includes restaurant reviews, town resources, 'insider' tips

The Anderson Guide to Enjoying Greenwich is now available in its seventh edition. Often called the "Green Guide," or the Anderson "Zagat" of Greenwich, this popular guide book is filled with things to do and enjoy in town.

The guide has reviews of more than 180 restaurants, including comments about the restaurant's food, service and ambiance. An index to help with restaurant selection uses categories such as type of food, specialty and area neighborhoods.

The Andersons visit restaurants anonymously and do not accept advertisements in the guide. For a restaurant to be listed, the authors must want to go back. Too many negatives, such as disappointing food or unpleasant service, keep a restaurant out of the guide.

Not just about food, the guide is also a handy directory to all town resources. Information about town government, schools, libraries, museums, beaches and playgrounds, plus more than 350 stores is included. Wondering how to find services for seniors, how to join a country club, where to go for a fun family outing, who are the best caterers, where to swim, fish or play ball, who has the best doggie day care, how to get on a town board, or where to get the best pizza? Just open the guide to find out.



The 7th edition has an index of "tips" written to launch residents swiftly into the status of "Greenwich Insiders." These tips include the etiquette of crossing a Greenwich Avenue intersection when a policeman is directing traffic, how to place an item on the Representative Town Meeting agenda, how to get VIP hospital service, how to get a beach pass, how to join a newcomers club and a myriad of other useful pieces of information.

The guide is available at local bookstores and shops throughout town.

For more information, call Carolyn Anderson at 629-4519.

Do you know the golfer on our Guide?  
It's Charlie Zeeve!

Amy's son.

**ANDERSON ASSOCIATES**

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**\*GLENVILLE RECEIVES HISTORIC DISTRICT STATUS\***

The Glenville Historic District was placed on the National Register of Historic Places on March 9, 2007, making it the seventh National Register district in Greenwich.

Ralph Vuolo and Siegrun Pottgen, Co-Chairs of the Glenville Preservation Association spearheaded this effort with the assistance of Susan Richardson, Chairman of the Historic District Commission and Debra Mecky, Executive Director of The Historical Society of the Town of Greenwich. Vuolo and Pottgen praised the efforts of the Historic District Commission and the Historical Society which "made our vision possible." Glenville has been acknowledged for the variety of its architecture and its unique place in history as a mill town. *Connecticut Preservation News*, when announcing the designation, noted that "Glenville's 50 historic buildings and resources make up the most comprehensive surviving mill village in southern Fairfield County."

Although recognized as a historic district, the designation does not place restrictions on construction but would allow the Historic District Commission to review and advise on development plans for the district's properties and sites including Town-owned buildings. The co-chairs hope this honor will promote preservation and encourage restoration of the historic fabric of this old community. The Glenville Preservation Association is a 501c-3 organization with the goals of promoting and encouraging preservation and beautification with increased trees and flower plantings throughout Glenville.

Contact: **Ralph Vuolo or Siegrun Pottgen**  
 Co-Chairs  
 Glenville Preservation Association [rvgpa@hotmail.com](mailto:rvgpa@hotmail.com) or 203-532-4665 or 203-531-1174



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