



**MLS # 73575607 - New
Single Family - Detached**

**5 Robert Sproul Rd
Medfield, MA 02052
Norfolk County**

List Price: **\$799,000**

Style: **Colonial**
Color: **Blue**
Grade School: **Dale/Wheelock/Memorial**
Middle School: **Blake**
High School: **Medfield**
Approx. Acres: **0.61 (26,571 SqFt)**
Handicap Access/Features:
Directions: **Rt 109 Main St to Robert Sproul Rd**

Total Rooms: **7**
Bedrooms: **4**
Bathrooms: **1f 1h**
Main Bath: **No**
Fireplaces: **1**
Approx. Street Frontage:
Accessory Dwelling Unit: **No**

A RARE MEDFIELD OPPORTUNITY Set on a level .61 acre lot in a highly desirable Medfield location, this 4-bedroom, 1.5-bath Colonial presents a unique opportunity for those looking to create something truly special. While the property is in need of renovation, the generous lot, classic Colonial layout, and exceptional location provide an exciting canvas for a renovation or complete rebuild. The existing home features hardwood flooring throughout, a spacious front-to-back living room, and generously sized bedrooms. The traditional Colonial floor plan offers a solid starting point for reimagining the interior and creating a home tailored to today's lifestyle. Outside, the level .61-acre lot offers plenty of room to envision a potential addition to the home, expanded outdoor living spaces, gardens, or a private backyard retreat. Attached one-car garage adds additional utility to the existing property. Location is truly a standout feature. Enjoy the convenience of being within walking distance of the Middle School, High School, and vibrant downtown Medfield, with its local shops, restaurants, services, and community amenities. For builders, contractors, or buyers with vision, this is an exceptional opportunity to bring new life to an established property in one of Medfield's sought-after locations. The possibilities are yours to explore. Ready to take a closer look? View with the virtual tour now!

Property Information

Approx. Living Area Total: **1,530 SqFt** Living Area Includes Below-Grade SqFt: **No** Living Area Source: **Public Record**
Approx. Above Grade: **1,530 SqFt** Approx. Below Grade:
Living Area Disclosures: **Measurements are deemed highly reliable, but not guaranteed.**

Heat Zones: **Hot Water Baseboard, Gas** Cool Zones: **None**
Total Parking Spaces: **3 Off-Street, Paved Driveway** Garage Spaces: **1 Attached**
Disclosures: **See attached. Some photos are virtually staged to show potential**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	11.11X22.5	Fireplace, Flooring - Hardwood, Main Level
Dining Room:	1	13.8X10.11	Flooring - Hardwood, Main Level, Chair Rail, Lighting - Pendant
Kitchen:	1	13.8X11.2	Pantry, Main Level, Deck - Exterior, Lighting - Overhead
Main Bedroom:	2	16.6X12.1	Closet, Flooring - Hardwood
Bedroom 2:	2	10.6X12.2	Closet, Flooring - Hardwood
Bedroom 3:	2	11.9X10.6	Closet, Flooring - Hardwood, Attic Access
Bedroom 4:	2	11.3X10.5	Closet, Flooring - Hardwood
Bath 1:	1	7.11X5.6	Bathroom - Half, Main Level, Dryer Hookup - Gas, Washer Hookup
Bath 2:	2	7.6X7.3	Bathroom - Full, Bathroom - Tiled With Tub & Shower, Closet - Linen, Flooring - Stone/Ceramic Tile, Lighting - Overhead
Laundry:	1	-	-
Foyer:	1	7.11X6.5	Closet, Flooring - Hardwood, Lighting - Overhead

Features

Appliances: **Range, Dishwasher, Refrigerator, Washer, Dryer**
Area Amenities: **Shopping, Swimming Pool, Tennis Court, Park, Walk/Jog Trails, Stables, Laundromat, Bike Path, Conservation Area, House of Worship, Private School, Public School, T-Station**
Basement: **Yes Full, Walk Out, Unfinished Basement**
Beach: **No**
Construction: **Frame**
Electric: **Fuses**
Exterior: **Wood**
Exterior Features: **Deck - Wood, Gutters, Professional Landscaping**
Flooring: **Tile, Vinyl, Hardwood**
Foundation Size:
Foundation Description: **Poured Concrete**

Other Property Info

Disclosure Declaration: **Yes**
Exclusions:
Facing Direction: **Northeast**
Home Own Assn:
Lead Paint: **Unknown**
UFFI: Warranty Features:
Year Built: **1960** Source: **Public Record**
Year Built Description: **Actual**
Year Round: **Yes**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Lot Description: **Wooded, Paved Drive, Cleared, Level**
Road Type: **Public, Paved, Publicly Maint., Sidewalk**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Utility Connections: **for Gas Range, for Gas Dryer, Washer Hookup**
Water Utilities: **City/Town Water**
Waterfront: **No**

Tax Information

Pin #: **M:0043 B:0000 L:0097**
Assessed: **\$741,100**
Tax: **\$10,531** Tax Year: **2026**
Book: **4100** Page: **191**
Cert:
Zoning Code: **RS**
Map: Block: Lot:

Office/Agent Information

Listing Office: **RE/MAX Distinct Advantage**  (781) 326-9200
Listing Agent: **The Jowdy Group** (781) 881-4141
Team Member(s): **Alex Jowdy**  (781) 706-1394; **Josepha Jowdy**  (781) 706-1393; **Katherine Bingham**  (617) 312-9371; **Meaghan Cloutman** (617) 872-0666
Sale Office:
Sale Agent:
Listing Agreement Type: **Exclusive Right to Sell**
Entry Only: **No**
Showing: Sub-Agency: **Call List Agent**
Showing: Buyer's Broker: **Call List Agent**
Showing: Facilitator: **Call List Agent**
Special Showing Instructions: **Call/Text Kate 617-312-9371 Open House Friday 9/11 from 4:30-6 pm & Sunday 9/13 from 11:30-1pm**

Firm Remarks

Pursuant to 760 CMR 74.00, Seller represents that this agreement is not contingent upon the waiver, limitation, or restriction of the Buyer's right to obtain a home inspection, unless an applicable exception applies. Buyer may have the property inspected by a licensed inspector of their choice and shall be given a reasonable period after contract execution to determine whether to proceed based on the inspection results.

Market Information

Listing Date: 9/10/2026	Listing Market Time: MLS# has been on for 0 day(s)
Days on Market: Property has been on the market for a total of 0 day(s)	Office Market Time: Office has listed this property for 0 day(s)
Expiration Date: 3/10/2027	Cash Paid for Upgrades:
Original Price: \$799,000	Seller Concessions at Closing:
Off Market Date:	
Sale Date:	

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