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## **Kirton of Lila Delman R.E. sells 130 Carroll Ave. - \$2.6m**

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NEWPORT, RI Lila Delman Real Estate has sold 130 Carroll Ave. for \$2.6 million. Eric Kirton, Lila Delman associate broker, represented the seller.

In 2020, Kirton ranked among the top 10 agents on Aquidneck Island and in Newport County, based on sold dollar volume. 2020 also marked Lila Delman's 12th consecutive year leading Rhode Island's luxury market, with the highest volume of sales over \$1 million in the state, according to data maintained by the RI Statewide MLS.

"Market activity remains strong across the entirety of Newport County and across all price points," said Kirton.

"We are seeing a very active first quarter, despite the current lack of inventory."

130 Carroll Ave. is a modern shingle-style retreat. An open-concept floor plan and floor-to-ceiling windows on the main level fill the home with natural light. The layout is wonderful for entertaining and the location, within walking distance to beaches or downtown, provides privacy.

A chef's kitchen, wide pine floors, and a wood burning fireplace are a few of the highlights. With easy access to the professionally designed outdoor space, which includes a gunite plunge pool/spa, a multi-level mahogany deck, an outdoor stone fireplace, and an outdoor shower, the home offers exceptional indoor-outdoor flow.

\*This representation is based on information from the Rhode Island State Wide MLS for the period of January 1, 2009 – December 31, 2020. The MLS does not guarantee and is not in any way responsible for its accuracy. Data maintained by the MLS may not reflect all real estate activity in the market.

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