

102 Monument Street #1 West Medford



*Ease of Condominium Living...
Benefits of a Single Family*

Offered for \$279,000

Sold for \$277,000



RESIDENTIAL BROKERAGE

Condominium
1,070 Sq Ft Living
2 Bedrooms, 1 Bath
Natural Woodwork
Period Details
Garage Parking
Fenced-In Yard



SOLD! December 2010

Exclusive Listing Broker:

Coldwell Banker Residential Brokerage
1730 Mass Ave, Cambridge, MA 02138
www.NewEnglandMoves.com
#1 Coldwell Banker Office in New England



Tamela Roche, Realtor®
Representing You. Always.

TamelaRoche.com
phone / fax **617-245-4072**



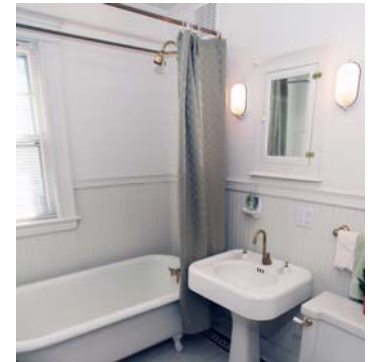
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102 Monument Street #1



Features

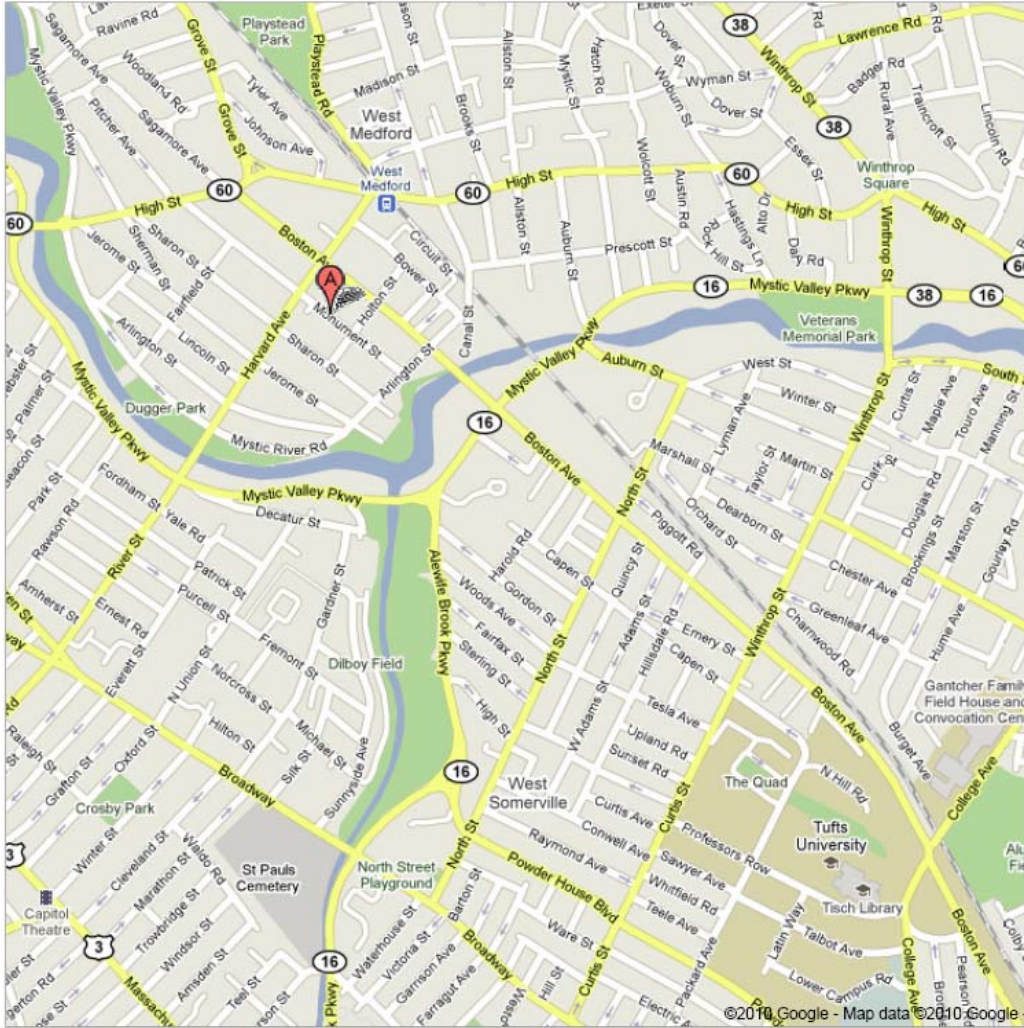
- Age Built in 1920, Conversion in 2003
- Area 1,070 Sq Ft Living Area, One Living Level
- Bath Pedestal Sink, Claw Foot Tub & Shower, Wainscotting
- Beds Two Beds w/Hardwood Floors, Closets & Windows
- Fireplace Decorative Only (Never Used by Seller)
- Floors Hardwood Throughout, Ceramic Tile in Bathroom
- Kitchen Large Eat-In-Kitchen w/Recessed Light & Pantry
- Laundry Washer & Dryer Included In Basement
- Porch Large Front Porch & Small Back Porch
- Roof Asphalt/Fiberglass Shingles
- Security System by American Alarm (Contract Not Included)
- Siding Wood Shingles
- Storage Deeded Storage Area w/Shelves in Basement
- Systems FHW Radiator by Oil, Hot Water Heater by Gas
- Yard Direct Access, Shared Front & Back Yard Fenced-In



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102 Monument Street #1



WEST to RT 2
Lake St @1.92 mi

Walk 35 Min
Bike 12 Min
Drive 6 Min

EAST to RT 93
Exit 32 @1.82 mi

Walk 33 Min
Bike 11 Min
Drive 6 Min

DAVIS @2.04 mi

Walk 41 Min
Bike 14 Min
Drive 7 Min

TUFTS @1.38 mi

Walk 28 Min
Bike 10 Min
Drive 5 Min

Neighborhood Amenities:

| | |
|-----------|--|
| Coffee | Dunkin' Donuts, Starbuck's & 8 Restaurants (<.25 mi) |
| Groceries | Convenience Store (.23 mi), Whole Foods (.39 mi) |
| Parks | Dugger (.28 mi), Playstead (.41 mi), Dilboy Field (.47 mi) |
| Schools | St. Raphael Elementary (.19 mi), Brooks School (.33 mi) |
| Shopping | Hardware, Pharmacy & Post Office (< .5 mi) |
| Buses | Boston Ave & Holton St = Bus #80, #94, #101 Canal St & High St = Bus #94, #95, #326 |
| Rail | Harvard Ave & High St = Haverhill & Lowell Rail Line (mbta.com) |

Condo Association:

| | |
|---------|--|
| Size | 2 Units, Owner-Managed Condo Association |
| Fee | \$ 142.00 Monthly = Water, Sewer, Master Insurance |
| Parking | 2 Parking Spaces Included (Garage + Driveway) |
| Pets | Pet-Friendly Ask Agent for Details |
| Taxes | \$ 3,219.00 Real Estate Taxes for 2010 |