



MLS # 70137366 - Sold

Condo - Mid-Rise

100 Linden St - Unit 3

Boston, MA : Brighton 02134-2808

Suffolk County

Total Rooms: **5**

Full/Half/Master Baths: **1/0/**

Unit Placement: **Upper**

Grade School:

High School:

Directions: **Just off Comm. Ave. at Harvard Ave. intersection.**

List Price: **\$307,000**

Sale Price: **\$305,000**

Bedrooms: **3**

Fireplaces: **0**

Unit Level: **1**

Middle School:

Remarks

INVESTORS!...OWNER-OCCUPANTS! Clean, modern 3 bedroom condominium near the intersection of Commonwealth and Harvard Avenue. Large bedrooms, modern kitchen and bath, decorative fireplace, hardwood floors, brand new heat system. Prime location for Boston University students and young professionals. Steps to the MBTA, shopping, restaurants and bustling night-life scene. Strong rental history. Leased through 8/31/05 at \$2,150/mo. Tenants would like to renew.

Property Information

Approx. Living Area: **1142 sq. ft. (\$267.08/sq. ft.)**

Living Area Includes:

Living Area Source: **Owner**

Living Area Disclosures:

Approx. Acres: **0.02**

Heat Zones: **1 Hot Water Radiators**

Cool Zones: **None**

Garage Spaces: **0 --**

Parking Spaces: **0 On Street Permit**

of Living Levels: **1**

Complex & Association Information

Complex Name: **Lindale Condominium**

Association: **Yes** Fee: **\$362.93**

Units in Complex: **32** Complete: **Yes**

Units Owner Occupied: **9** Source: **Mgmt. Co.**

Fee Includes: **Heat, Hot Water, Water, Sewer, Master Insurance, Laundry Facilities, Exterior Maintenance, Landscaping, Snow Removal, Refuse Removal**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1		Hard Wood Floor
Kitchen:	1		Dining Area, Pantry
Master Bedroom:	1		Fireplace, Hard Wood Floor
Bedroom 2:	1		Hard Wood Floor
Bedroom 3:	1		Hard Wood Floor

Features

Area Amenities: **Public Transportation, Shopping, Medical Facility, Laundromat**

Appliances: **Range, Refrigerator**

Association Pool: **No**

Assoc. Security: **Intercom**

Basement: **Yes**

Beach: **No**

Construction: **Brick**

Exterior: **Brick, Stone**

Flooring: **Wood**

Hot Water: **Oil**

Insulation Features: **Full**

Interior Features: **Cable Available, Intercom**

Management: **Professional - Off Site**

Roof Material: **Tar & Gravel, Rubber**

Sewer and Water: **City/Town Water**

Waterfront: **No**

Other Property Info

Adult Community: **No**

Disclosure Declaration: **No**

Disclosures:

Exclusions:

Lead Paint: **Unknown**

UFFI: **Unknown** Warranty Available: **No**

Year Built/Converted: **1920/**

Year Built Source: **Public Record**

Year Built Desc: **Actual**

Year Round:

Tax Information

Pin #: **W:21 P:00818 S:006**

Assessed: **\$233,200**

Tax: **\$2502.24** Tax Year: **2005**

Book: **16961** Page: **103**

Cert:

Zoning Code: **resi**

Map: Block: Lot:



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