

**10 CONVERSE ST
Boston, MA 02135
Single Family**

MLS #: 70652718	Status: Sold
List Price: \$305,000	Sale Price: \$285,000
List Date: 9/23/2007	Sale Date: 1/28/2008
Area: Brighton	Off Market Date: 12/12/2007
Days on Market (Total): 80	Days on Market (Office): 80

Property Features

Rooms: 6	Style: Colonial
Bedrooms: 3	Type: Detached
Full Bath: 1	Apprx Acres: 0.07
Half Bath: 0	Apprx Lot Size: 3272 sq.ft.
Master Bath: No	Apprx Living Area: 1058 sq.ft.
Fireplaces: 0	Foundation Size: 0000 (Fieldstone)
Year Built: 1917	Garage: 0 --
Color:	Parking: 0 --



Room Descriptions

Room	Level	Size	Features
Living Room:	1		Hard Wood Floor, Bay/Bow Windows
Dining Room:	1		Hard Wood Floor, Bay/Bow Windows
Kitchen:	1		Ceiling Fans, Pantry
Master Bedroom:	2		Hard Wood Floor
Bedroom 2:	2		Hard Wood Floor
Bedroom 3:	2		Hard Wood Floor
Bath 1:	2		Full Bath

Features & Other Information

Appliances: **Refrigerator**
Area Amenities: **Public Transportation**
Basement: **Yes Full, Walk Out, Interior Access, Bulkhead, Concrete Floor**
Construction: **Frame**
Cooling: **None**
Electric: **Circuit Breakers, 100 Amps**
Exterior: **Vinyl**
Exterior Features: **Porch, Gutters, Fenced Yard**
Heating: **Central Heat, Forced Air, Oil**
Hot Water: **Oil**
Interior Features: **Cable Available**
Lead Paint: **Unknown**
Road Type: **Public**
Roof: **Asphalt/Fiberglass Shingles**
Sewer and Water: **City/Town Water, City/Town Sewer**
Waterfront: **No**

Remarks

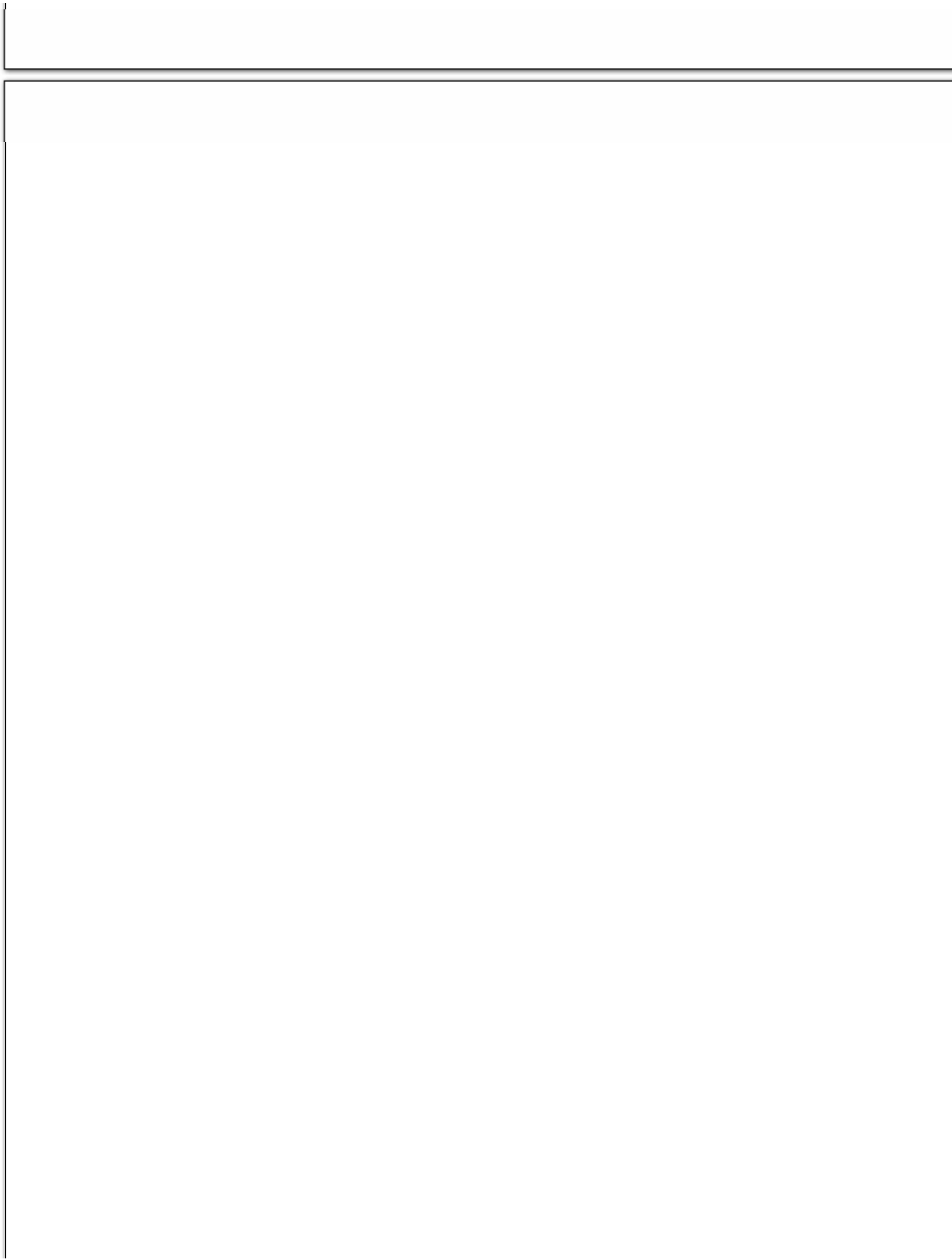
PRICED TO SELL, CHEAPEST 1-FAM ON MARKET IN BRIGHTON! SELLER WANTS OFFERS!! CHARMING 6-RM SINGLE-FAM ON QUIET DEAD-END STREET NR BRIGHT CTR AND SOLDIERS FIELD RD...LARGE FENCED YARD, FRONT AND BACK PORCHES, FULL UNFIN BASEMENT...HOUSE NEEDS WORK, BUT COMFORTABLE LAYOUT WITH EXPANSION POT'L INTO ATTIC AND/OR BASEMENT 2-YR YOUNG ROOF, UPDATED WINDOWS, 100 AMP ELECT, OLDER OIL FURNACE..EZ TO SHOW, CALL FOR APPT OR LOCKBOX CODE!!

Tax Information

Pin #: **2200898000**
Map: Block: Lot:
Assessment: **\$293,800**
Taxes: **\$3229** Tax Year: **2007**
Book: **19068** Page: **311**
Cert:
Zoning Code: **RESI**

Listing Information

Directions: PARSONS TO CONVERSE	Original Price: \$349,000
Showing: Sub-Agent: Sub-Agency Relationship Not Offered	Sub-Agent Comp.: Not Offered
Showing: Buyer-Agent: Call List Office, Call List Agent, Lock Box, Accompanied Showings, Appointment Req'd	Buyer Agent Comp.: 2
Showing: Facilitator: Call List Office, Call List Agent, Lock Box, Accompanied Showings, Appointment Req'd	Facilitator Comp.: 2
Special Showing Instructions: HOUSE VACANT AND EZ TO SHOW; CALL LIST AGENT FOR LOCKBOX COMBO OR TO MEET	Entry Only: No
Listing Agreement Type: ER w/Var.Rate Comm.	Listing Agent: Janice Ross (617) 504-0051
Listing Office: Cosmopolitan Properties (617) 232-0007 Ext. 23	
Team Member: Mark Linsky (617) 738-1820	
Sale Office: Prime Realty Group, Inc. (617) 254-2525	Sale Agent: Norman O Grady (617) 254-2525
Seller Concessions at Closing:	Financing: Conv. Fixed





The information in this listing was gathered from third party sources including the seller and public records. MLS Property Information Network and its subscribers disclaim any and all representations or warranties as to the accuracy of this information. Content ©2008 MLS Property Information Network, Inc.