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Rambaud & Guardia Real Estate Team
1073 Massachusetts Ave Cambridge, Ma 02138
Phone (774) 294-8470

MLS # 72795635 - Active

Condex - Townhouse, Attached



63 Reed Street - Unit 63
Cambridge, MA: North Cambridge, 02140
Middlesex County
Unit Placement: **Front**
Unit Level: **1**
Grade School:
Middle School:
High School:
Outdoor Space Available: **Yes - Common**
Handicap Access/Features:
Directions: **One way street between Harvard and Rindge Ave.**

List Price: **\$1,075,000**
Total Rooms: **7**
Bedrooms: **4**
Bathrooms: **2f 1h**
Master Bath: **Yes**
Fireplaces: **0**

Remarks

This well-tended townhome is on a lovely tree-lined street between Davis & Alewife. There are 3 levels, the 1st floor consists of a living room, open-concept kitchen, dining area & full bathroom. A side entry to the kitchen provides easy access to your 2 car garage. The 2nd floor has 3 bedrooms and an updated bathroom. A private balcony is in the largest second floor bedroom. The 3rd floor has a bedroom & office/flex room with Bamboo floors, skylights & half bath/laundry room. There is a shared yard area, great for grilling or an avid gardener. Many improvements made in the last 7 years: Renovated 2nd-floor bathroom, new gas boiler, new basement windows, new hot water heater, new roof, skylight installation, new side porch.. the list goes on! Reed St. is close to the Peabody School, Cambridge Montessori & Wild Rose Montessori. Blocks to community tennis courts, walking distance to 3 red-line stations. A fantastic location with many great restaurants & markets along Mass Ave.

Property Information

Approx. Living Area: **1,539 Sq. Ft. (\$698.51/Sq. Ft.)**
Living Area Includes:
Living Area Source: **Appraiser**
Living Area Disclosures:
Disclosures:

Approx. Acres:
Heat Zones: **2 Hot Water Baseboard, Gas**
Cool Zones: **Window AC**

Garage Spaces: **2 Detached, Storage, Assigned**
Parking Spaces: **2 Off-Street, Assigned, Paved Driveway, Exclusive Parking**
Levels in Unit: **3**

Complex & Association Information

Complex Name: **61-63 Reed Street Condominium**
Association: **Yes** Fee: **\$250 Monthly**
Assoc. Fee Incls: **Water, Sewer, Master Insurance, Exterior Maintenance**
Special Assessments: **No**

Units in Complex: **2** Complete:
Units Owner Occupied: **2** Source: **Owner**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	20X10	Flooring - Hardwood, Window(s) - Picture, Cable Hookup
Dining Room:	1	16X10	Flooring - Hardwood, Open Floor Plan, Decorative Molding
Kitchen:	1	12X7	Flooring - Stone/Ceramic Tile, Gas Stove
Master Bedroom:	2	16X10	Closet, Flooring - Hardwood, Window(s) - Bay/Bow/Box, Balcony / Deck
Bedroom 2:	2	12X8	Closet, Flooring - Hardwood
Bedroom 3:	2	9X8	Closet, Flooring - Hardwood
Bedroom 4:	3	12X11	Flooring - Hardwood
Bedroom 5:	3	12X11	Flooring - Hardwood
Bath 1:	1	12X5	Bathroom - With Tub & Shower, Flooring - Stone/Ceramic Tile
Bath 2:	2	12X6	Bathroom - Full, Bathroom - Tiled With Tub & Shower, Flooring - Stone/Ceramic Tile
Bath 3:	3	8X7	Bathroom - Half, Closet - Linen
Laundry:	3	8X7	Washer Hookup

Features

Area Amenities: **Public Transportation, Shopping, Tennis Court, Park, Walk/Jog Trails, Medical Facility, Laundromat, Bike Path, Highway Access, House of Worship, Private School, Public School, T-Station, University**
Appliances: **Range, Dishwasher, Microwave, Washer, Dryer**
Basement: **Yes Partial, Concrete Floor**
Beach: **No**
Construction: **Frame**
Docs in Hand: **Master Deed, Unit Deed, Rules & Regs, Floor Plans, Association Financial Statements**
Electric Features: **Circuit Breakers**
Energy Features: **Insulated Windows**
Exterior: **Clapboard**
Exterior Features: **Porch, Balcony, Garden Area**
Flooring: **Wood, Tile, Bamboo**
Hot Water: **Natural Gas**
Insulation Features: **Blown In**
Interior Features: **Cable Available**
Management: **Owner Association**
Pets Allowed: **Yes**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Utility Connections: **for Gas Range, for Gas Oven, for Electric Dryer, Washer Hookup**
Waterfront: **No**

Other Property Info

Elevator: **No**
Disclosure Declaration: **No**
Exclusions: **Dining room Chandelier**
Facing Direction: **West**
Laundry Features: **In Unit**
Lead Paint: **Unknown**
UFFI: Warranty Features:
Year Built/Converted: **1880**
Year Built Source: **Appraiser**
Year Built Desc: **Approximate**
Year Round: **Yes**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Tax Information

Pin #:
Assessed: **\$822,000**
Tax: **\$4,726** Tax Year: **2021**
Book: **20713** Page: **404**
Cert:
Zoning Code: **RES**
Map: Block: Lot:

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*****This is a generic calculator. Rates and products shown below are only examples based on market averages and are intended only as an approximate estimate of payments.*****

i Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

Mortgage Payment Calculator

KEY INFO	30 Year Fixed	15 Year Fixed
Down Payment:	\$215,000	\$215,000
Mortgage Paymt:	\$3,684	\$5,684
Rate:	3.125%	2.375%
APR:	3.205%	2.455%
Taxes:	\$394	\$394
Ins./HOA Dues:	\$420	\$420
PMI:	\$0	\$0
Mo. Payment:	\$4,498	\$6,498

Personalize Your Mortgage

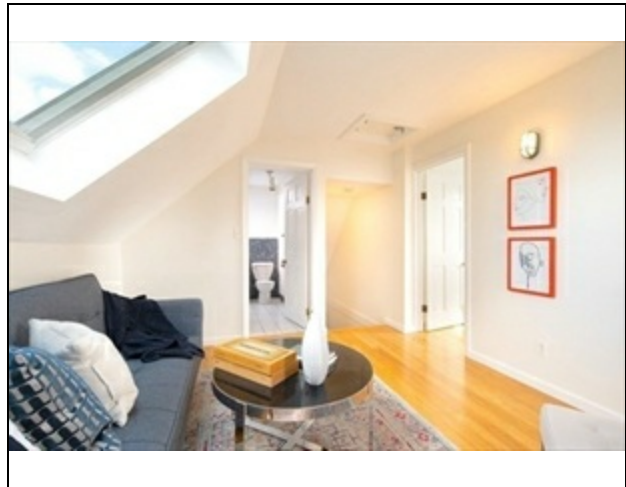
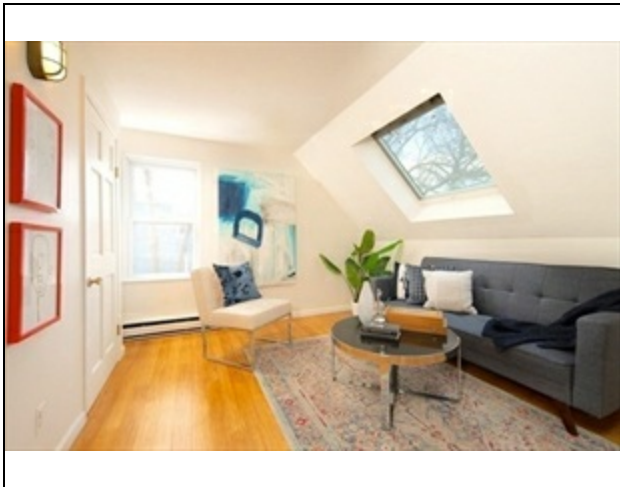
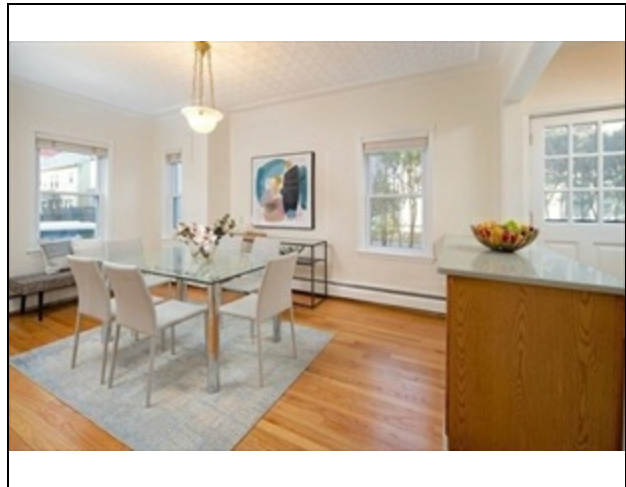
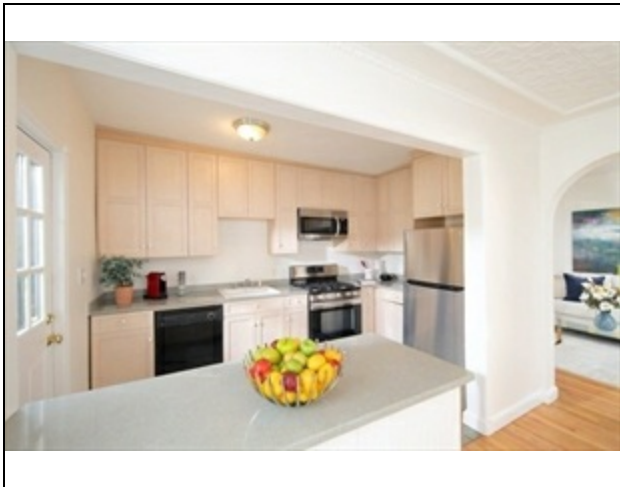
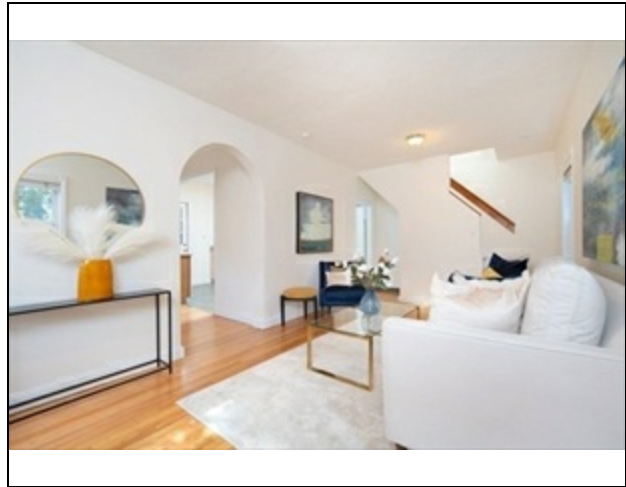
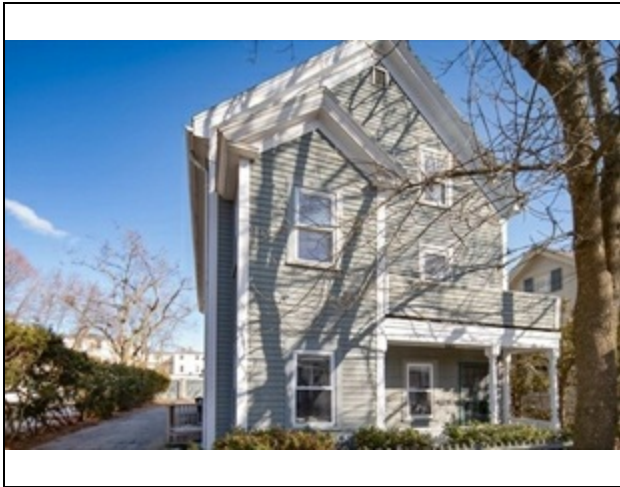
Click on the calculate button below to enter your offer price and down payment:

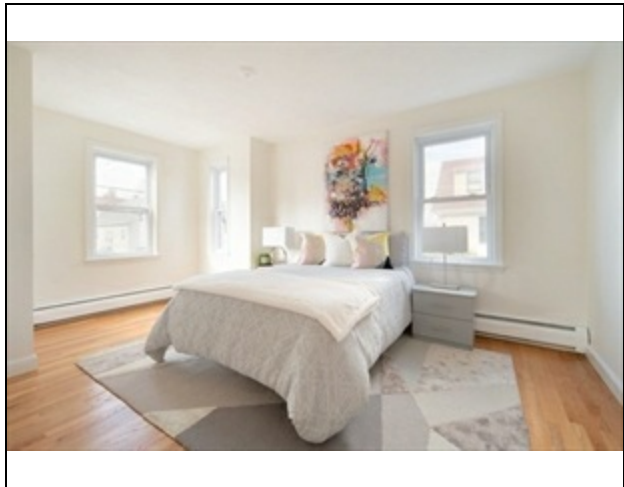
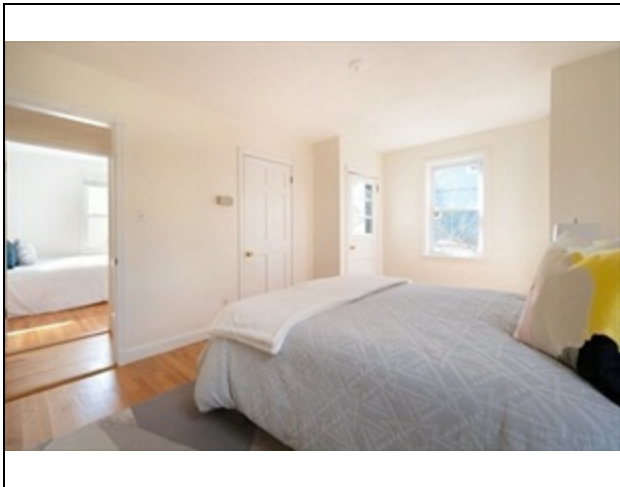
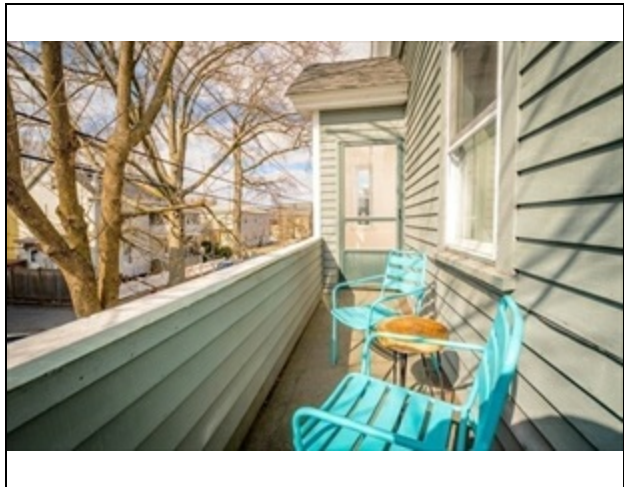
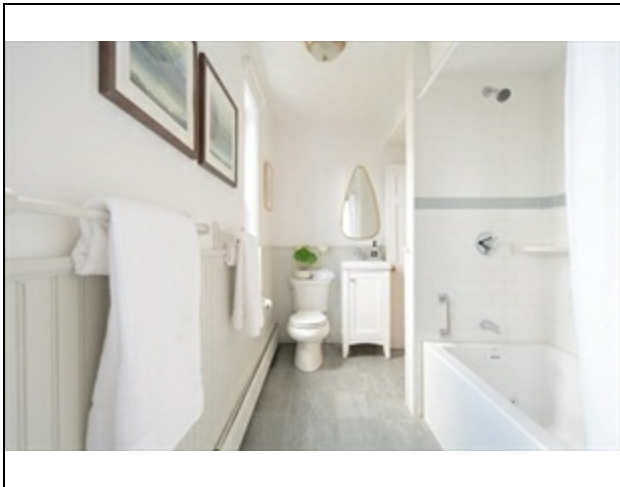
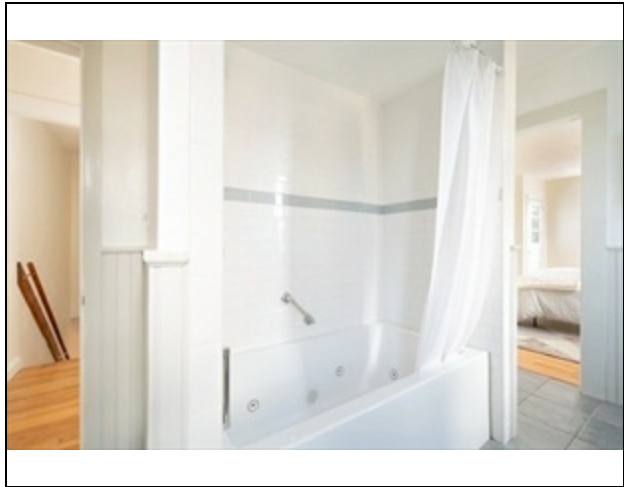
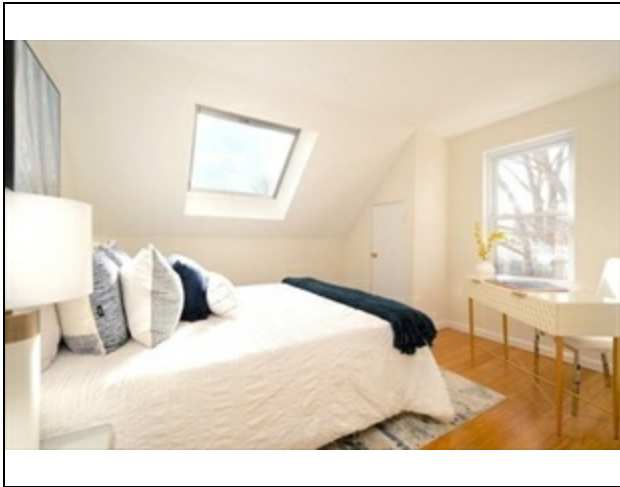
CALCULATE

Asking Price of **\$1,075,000** with a Down Payment of **20.0%** and a Loan Amount of **\$860,000**. ^**VA loans allow for a 0.0% Down Payment. Jumbo loans may require 20% down. Click **Key Info** for required disclosure. Ins. = Home Owners Insurance Click here for relationship disclosure.

Market History for 63 Reed Street U:63, Cambridge, MA: North Cambridge, 02140

MLS #	Date		DOM	DTO	Price
72795635	3/9/2021	Listed for \$1,075,000	4		\$1,075,000
Market History for Office Id: AN2606			4		
Market History for this property			4		





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Condominium - Condo
List Price: \$1,075,000

