

Single Family Listings



MLS #: 71534328 **Status:** SLD **DOM:** 7 **Sale Price:** \$445,000 **List Price:** \$414,900
 183 Laurel Street **List \$/SqFt:** 375.82 **Sale Date:** 7/19/2013 **List Date:** 5/31/2013
 Melrose, MA 02176 **Sold \$/SqFt:** 403.08 **Off Mkt. Date:** 6/7/2013 **Orig. Price:** \$414,900

Style: Detached - Colonial

Rooms: 4 **Beds:** 1 **Baths:** 1f 1h **Living Area:** 1104 **Tax:** \$4444
Garage: 0 **Parking:** 4 **Acres:** 0.2 (8510 sq.ft.) **Year Built:** 1840 **Fy:** 2013

Remarks: One-of-a-kind Architect owned gem! This exquisite, one-bedroom home is the perfect condo alternative. Built in 1824 and meticulously renovated in 2008, the home exhibits creative space & exceptional craftsmanship. The 1st floor has open floor plan. Stunning 2nd floor master bedroom suite. Other features include:, C/A, Pella Windows, and a mahogany rear deck leading to the spacious level yd. Great expansion possibilities! Convenient to public transportation, this special residence is a must see!



MLS #: 71516698 **Status:** SLD **DOM:** 18 **Sale Price:** \$696,000 **List Price:** \$639,000
 36 Houghton **List \$/SqFt:** 371.94 **Sale Date:** 9/3/2013 **List Date:** 4/19/2013
 Somerville, MA 02143 **Sold \$/SqFt:** 405.12 **Off Mkt. Date:** 5/7/2013 **Orig. Price:** \$639,000

Style: Attached - Colonial

Rooms: 7 **Beds:** 4 **Baths:** 3f 1h **Living Area:** 1718 **Tax:** \$5394.84
Garage: 0 **Parking:** 0 **Acres:** 0.03 (1445 sq.ft.) **Year Built:** 1900 **Fy:** 2013

Remarks: Exquisite single family rowhouse at the Somerville-Cambridge Line~Full gut renovation 2011 with new high efficiency systems, large deck, roof and siding~4 large beds, 3.5 designer baths, SS appliances, gas range, granite counter tops, and hardwood floors throughout~An open floor concept provides spacious living interior with private yard & grape arbor outside~Enjoy this charming neighborhood on a quiet street 1 block behind the heart of Inman sq with an easy walk to T & major bus lines!



MLS #: 71496174 **Status:** SLD **DOM:** 7 **Sale Price:** \$725,000 **List Price:** \$725,000
 118 Dalton Road **List \$/SqFt:** 375.65 **Sale Date:** 5/31/2013 **List Date:** 3/20/2013
 Belmont, MA 02478 **Sold \$/SqFt:** 375.65 **Off Mkt. Date:** 3/27/2013 **Orig. Price:** \$725,000

Style: Detached - Colonial

Rooms: 8 **Beds:** 3 **Baths:** 1f 1h **Living Area:** 1930 **Tax:** \$8091.3
Garage: 1 **Parking:** 2 **Acres:** 0.16 (6860 sq.ft.) **Year Built:** 1955 **Fy:** 13

Remarks: Sun-filled, open and renovated C.E. Colonial Home in Burbank district across Grove Park! Generous double LR, front to back, with wood-burning fireplace. Cherry kitchen with granite peninsula opens to dining area & 3-season sunroom overlooking a wonderful level fenced in yard. Recreational room on LL, new 2010. Upstairs, oversized Mbed w/ his/her closets & 2 addtl good-sized beds. Unfinished attic for expansion. So convenient to schools, transport & Cambridge

Single Family Listings: 3 **Avg. Liv.Area SqFt:** 1,584.00 **Avg. List\$:** \$592,967 **Avg. List\$/SqFt:** \$374 **Avg. DOM:** 10.67

Avg. Sale\$: \$622,000 **Avg. Sale\$/SqFt:** \$395

Condominium Listings

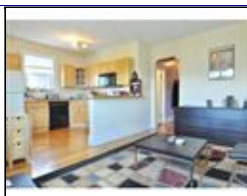


MLS #: 71526420 **Status:** SLD **DOM:** 26 **Sale Price:** \$259,500 **List Price:** \$259,000
 67 Walker Street U:B **List \$/SqFt:** 540.71 **Sale Date:** 7/3/2013 **List Date:** 5/15/2013
 Cambridge, MA 02138 **Sold \$/SqFt:** 541.75 **Off Mkt. Date:** 6/19/2013 **Orig. Price:** \$259,000

Style: Condo - Garden

Rooms: 1 **Beds:** 1 **Baths:** 1f 0h **Living Area:** 479 **Tax:** \$1900
Garage: 0 **Parking:** 0 **Pets:** Yes **Year Built:** 1880 **Fy:** 2013

Remarks: Renovated studio condo in an idyllic garden setting. Spacious open living & dining area with maple kitchen & granite counters plus sleeping alcove. Many special features include private entry, lg windows, slate floors, fireplace & tile bath. Lovely common patio w/outdoor furniture. In a well-established blg. w/common W/D & storage. On one of the prettiest streets in Cambridge on a sought after area in the Radcliffe area close to Harvard Square, shops, transportation, local restaurants & shops.



MLS #: 71537331 **Status:** SLD **DOM:** 5 **Sale Price:** \$332,000 **List Price:** \$309,000
 7 Waldo Avenue U:6 **List \$/SqFt:** 478.33 **Sale Date:** 8/30/2013 **List Date:** 6/6/2013
 Somerville, MA:Inman Square 02143 **Sold \$/SqFt:** 513.93 **Off Mkt. Date:** 6/11/2013 **Orig. Price:** \$309,000

Style: Condo - Mid-Rise

Rooms: 3 **Beds:** 2 **Baths:** 1f 0h **Living Area:** 646 **Tax:** \$2936.3
Garage: 0 **Parking:** 1 **Pets:** Yes w/ Restrictions **Year Built:** 1900 **Fy:** 13

Remarks: Top floor, South facing 2 bedroom condo between Inman Sq & Kirkland Village. Open sunny living room with fully applianced kitchen. Renovated in 2005. Professionally managed building steps from restaurants, shops,

bars and future Whole Foods. Off-street parking. Private storage room. In building laundry. Exterior building painted last year.



MLS #: 71540594 **Status:** SLD **DOM:** 6 **Sale Price:** \$385,250 **List Price:** \$355,000
 268 River Street U:1 **List \$/SqFt:** 522.06 **Sale Date:** 8/20/2013 **List Date:** 6/12/2013
 Cambridge, MA:Cambridgeport 02139 **Sold \$/SqFt:** 566.54 **Off Mkt. Date:** 6/18/2013 **Orig. Price:** \$355,000
Style: Condo - Low-Rise **Outdoor Space:** Yes - Private **Assoc.Fee:** \$123
Rooms: 3 **Beds:** 1 **Baths:** 1f 0h **Living Area:** 680 **Tax:** \$1005.16
Garage: 0 **Parking:** 0 **Pets:** Yes **Year Built:** 1885 **Fy:** 2013

Remarks: Cambridgeport perfection! Just 0.5mi to the Central Sq T & 0.6mi to HBS, this renovated 1BR will delight. The open LR offers a gas FP & wall-mounted TV. Great ceiling height, oak floors, crown molding & recessed lights thruout. Beautifully appointed granite kitchen with dining area has SS appliances, maple cabinetry with glass-front displays & opens to a private covered porch. MBR with 2 closets. Windowed bath w marble floors, pedestal sink, spa tub. In-unit w/d, A/C, storage. Simply terrific!



MLS #: 71569662 **Status:** SLD **DOM:** 11 **Sale Price:** \$365,000 **List Price:** \$359,900
 103 River St U:1 **List \$/SqFt:** 515.62 **Sale Date:** 8/29/2013 **List Date:** 8/14/2013
 Cambridge, MA 02139 **Sold \$/SqFt:** 522.92 **Off Mkt. Date:** 8/23/2013 **Orig. Price:** \$359,900
Style: Condo - Courtyard **Outdoor Space:** -- **Assoc.Fee:** \$218
Rooms: 4 **Beds:** 2 **Baths:** 1f 0h **Living Area:** 698 **Tax:** \$2713
Garage: 0 **Parking:** 0 **Pets:** -- **Year Built:** 1989 **Fy:** 2013

Remarks: 2-bed condominium located steps from the Central Square subway station in Cambridge and convenient to both MIT and Harvard University. Fully equipped kitchen includes stainless steel appliances, granite counters, gas range and dishwasher. Heat & hot water included in \$218 monthly condo fee! In-unit washer/dryer. Walkscore of 92.



MLS #: 71461074 **Status:** SLD **DOM:** 36 **Sale Price:** \$380,000 **List Price:** \$385,000
 348 Harvard U:4 **List \$/SqFt:** 541.49 **Sale Date:** 1/30/2013 **List Date:** 11/29/2012
 Cambridge, MA 02138 **Sold \$/SqFt:** 534.46 **Off Mkt. Date:** 1/4/2013 **Orig. Price:** \$385,000
Style: Condo - Low-Rise **Outdoor Space:** -- **Assoc.Fee:** \$402.19
Rooms: 4 **Beds:** 1 **Baths:** 1f 0h **Living Area:** 711 **Tax:** \$2580.46
Garage: 0 **Parking:** 0 **Pets:** -- **Year Built:** 1920 **Fy:** 2012

Remarks: OPEN HOUSE SUNDAY 12-2PM! Penthouse 1 BR in Gorgeous Tree Lined Neighborhood. Walk to Harvard Square. Newly Renovated Throughout: Fresh Paint Job, Fully Appliance Granite Kitchen, Refinished Floors. High ceilings, Crown Mouldings, Ample Closet space. Elegant White Tiled Bathroom w/ Black Accent Tile. Meticulous renovation along with top floor placement make this the most valuable condo in the 8-unit complex! Private Storage and Common Laundry. A+ Location, Priced to Sell!



MLS #: 71510789 **Status:** SLD **DOM:** 7 **Sale Price:** \$425,000 **List Price:** \$409,000
 115 Highland Ave U:20 **List \$/SqFt:** 349.57 **Sale Date:** 7/19/2013 **List Date:** 4/18/2013
 Somerville, MA 02143 **Sold \$/SqFt:** 363.25 **Off Mkt. Date:** 4/25/2013 **Orig. Price:** \$409,000
Style: Condo - Low-Rise **Outdoor Space:** Yes - Common **Assoc.Fee:** \$412
Rooms: 5 **Beds:** 3 **Baths:** 1f 0h **Living Area:** 1170 **Tax:** \$4039
Garage: 2 **Parking:** 2 **Pets:** Yes **Year Built:** 1981 **Fy:** 2013

Remarks: Renovated TOP FLOOR and largest unit in the building. 21-foot open living/dining space. Two underground garage spaces--stay dry from car door to living room! Custom-built kitchen millwork with stone counters. Hardwood floors throughout. Large quiet common elevated patio area. Brand new heating and hot water system. On a nice section of Highland Ave. near park and City Hall, and a quick walk to Davis or Union Square.



MLS #: 71532342 **Status:** SLD **DOM:** 22 **Sale Price:** \$450,000 **List Price:** \$429,000
 7 Florence Street U:5 **List \$/SqFt:** 504.71 **Sale Date:** 7/16/2013 **List Date:** 5/28/2013
 Cambridge, MA 02139 **Sold \$/SqFt:** 529.41 **Off Mkt. Date:** 6/19/2013 **Orig. Price:** \$429,000
Style: Condo - Townhouse **Outdoor Space:** Yes - Private **Assoc.Fee:** \$194
Rooms: 4 **Beds:** 2 **Baths:** 1f 1h **Living Area:** 850 **Tax:** \$1913.2
Garage: 0 **Parking:** 0 **Pets:** Yes w/ Restrictions **Year Built:** 1903 **Fy:** 2013

Remarks: Wonderful Cambridgeport condo! Fully renovated in 2003, featuring an open kitchen with cherry cabinets, granite counters, a dining/prep island, stainless appliances, and a dramatic cathedral ceiling with skylights. Also features a private 230 sq ft treetop deck. 2 bed, 1.5 bath. Other features: in-unit laundry, central A/C, b-ment storage, yard space. Steps to the River, Trader Joe's, Whole Foods, and more. Short walk to Central, Harvard, MIT, BU, the T, and more.



MLS #: 71514656 **Status:** SLD **DOM:** 64 **Sale Price:** \$437,500 **List Price:** \$449,000
543 Main Street U:2 **List \$/SqFt:** 272.62 **Sale Date:** 8/15/2013 **List Date:** 4/25/2013
Watertown, MA 02472 **Sold \$/SqFt:** 265.63 **Off Mkt. Date:** 6/28/2013 **Orig. Price:** \$469,000
Style: Condo - 2/3 Family **Outdoor Space:** -- **Assoc.Fee:** \$260
Rooms: 7 **Beds:** 3 **Baths:** 2f 0h **Living Area:** 1647 **Tax:** \$4015.45
Garage: 0 **Parking:** 3 **Pets:** -- **Year Built:** 1920 **Fy:** 12



Remarks: Remarkable renovated 2-level Designer's Home (2004), minutes to Watertown Sq & Charles River Bike path! Gleaming wood flrs & restored trims bring warmth to this trendy space. Generous LR/DR with bay-wdws, high ceils, pocket drs & built-in China cab. Expansive Cook's kitchen w/ 42" cabinets, peninsula for casual eating & dble drs to deck. Stylish bath w/ mosaic tile. Sunny den to front deck. Stunning Master Suite w/ cath ceils, skylights & bath. Central heat/air. Generous shared yard. Storage.



MLS #: 71529284 **Status:** SLD **DOM:** 2 **Sale Price:** \$565,000 **List Price:** \$549,000
182 Elm St U:2 **List \$/SqFt:** 447.43 **Sale Date:** 6/28/2013 **List Date:** 5/21/2013
Cambridge, MA 02139 **Sold \$/SqFt:** 460.47 **Off Mkt. Date:** 5/23/2013 **Orig. Price:** \$549,000
Style: Condo - Other (See Remarks) **Outdoor Space:** Yes - Private **Assoc.Fee:** \$143
Rooms: 4 **Beds:** 2 **Baths:** 1f 1h **Living Area:** 1227 **Tax:** \$1799
Garage: 0 **Parking:** 1 **Pets:** Yes **Year Built:** 2004 **Fy:** 2013



Remarks: Stylish contemporary (2004) condo near vibrant Inman Sq (Walk Score 95!). Open plan by Single Speed Design features light-flooded spacious rooms, two balconies, generous closets (ELFA system in master), private perennial garden, deeded offstreet parking, in-unit laundry, security system. Luxury features of this gently used and meticulously maintained home include granite counters, recessed lighting, maple floors, central a/c. Lower level room ready to finish into home gym or office.



MLS #: 71537052 **Status:** SLD **DOM:** 6 **Sale Price:** \$659,000 **List Price:** \$589,000
94 Amory Street U:2 **List \$/SqFt:** 539.38 **Sale Date:** 8/6/2013 **List Date:** 6/5/2013
Cambridge, MA 02139 **Sold \$/SqFt:** 603.48 **Off Mkt. Date:** 6/11/2013 **Orig. Price:** \$589,000
Style: Condo - 2/3 Family **Outdoor Space:** Yes - Private **Assoc.Fee:** \$125
Rooms: 5 **Beds:** 2 **Baths:** 2f 0h **Living Area:** 1092 **Tax:** \$2568.81
Garage: 1 **Parking:** 1 **Pets:** Yes w/ Restrictions **Year Built:** 1930 **Fy:** 2013



Remarks: Sophisticated 2 Br 2 Bath flat with front and rear decks boasts open plan living flooded with lights, high ceilings, 2 bay windows and a Gourmet kitchen with tall cabinetry, pantry, wine bar and high end appliances. Luxurious Master Suite with custom his & hers California closets and 4 piece marble bathroom. Separate 2nd bed /2nd bath. A/C. In unit W/D. As brand new. Garage parking. Near Inman and Central.



MLS #: 71498160 **Status:** SLD **DOM:** 61 **Sale Price:** \$596,500 **List Price:** \$599,000
21 Lee Street U:1L **List \$/SqFt:** 498.75 **Sale Date:** 7/3/2013 **List Date:** 3/25/2013
Cambridge, MA:Mid Cambridge 02139 **Sold \$/SqFt:** 496.67 **Off Mkt. Date:** 6/3/2013 **Orig. Price:** \$594,500
Style: Condo - Low-Rise **Outdoor Space:** Yes - Common **Assoc.Fee:** \$410
Rooms: 5 **Beds:** 2 **Baths:** 2f 0h **Living Area:** 1201 **Tax:** \$4309.04
Garage: 0 **Parking:** 1 **Pets:** -- **Year Built:** 1851 **Fy:** 13



Remarks: Sun pours into this renovated 2 bed + sunroom, 2 ba flat overlooking lush garden in 1851 Victorian Mansion betw Hvr & Central. High ceils, Cherry floors and a wall of wdws grace generous living room. Kitchen with Cherry cabinets, granite breakfast bar & high end appliances open to dining area w/ China cabinet. Master Bed has en-suite bath and fl to ceil wdw. 2nd bath w/ jacuzzi. Private storage room in basement. Shared deck. 2 options: Grge rented \$200/month or Deeded Garage avail for \$40k.



MLS #: 71522226 **Status:** SLD **DOM:** 8 **Sale Price:** \$750,000 **List Price:** \$609,000
19 Cogswell Ave U:A **List \$/SqFt:** 338.71 **Sale Date:** 6/12/2013 **List Date:** 5/8/2013
Cambridge, MA:Porter Square 02140 **Sold \$/SqFt:** 417.13 **Off Mkt. Date:** 5/16/2013 **Orig. Price:** \$609,000
Style: Condo - Townhouse **Outdoor Space:** Yes - Private **Assoc.Fee:** \$450
Rooms: 7 **Beds:** 4 **Baths:** 2f 2h **Living Area:** 1798 **Tax:** \$4853
Garage: 0 **Parking:** 1 **Pets:** Yes **Year Built:** 1985 **Fy:** 2013

Remarks: Feels like a private house! this lovely 4 level condo offers nearly 1800sf of living space, 4 bedrooms, 2 full bathrooms and 2 half bathrooms. Other features includes HW floors in living room, great natural light, W&D, large private bricked backyard and one parking space. With some improvements this space can shine!!! Terrific location in the heart of Porter Sq near transportation, shopping and all that thee city has to offer.



MLS #: 71507347 **Status:** SLD **DOM:** 5 **Sale Price:** \$680,000 **List Price:** \$685,000
 8 Gardner Road U:A **List \$/SqFt:** 554.66 **Sale Date:** 5/3/2013 **List Date:** 4/11/2013
 Cambridge, MA 02139 **Sold \$/SqFt:** 550.61 **Off Mkt. Date:** 4/16/2013 **Orig. Price:** \$685,000
Style: Condo - Townhouse **Outdoor Space:** Yes - Private **Assoc.Fee:** \$125
Rooms: 5 **Beds:** 3 **Baths:** 2f 0h **Living Area:** 1235 **Tax:** \$3807.8
Garage: 0 **Parking:** 1 **Pets:** Yes **Year Built:** 1988 **Fy:** 13

Remarks: Unique Offering. Nestled away in peaceful setting lies sunlit David Aposhian end-unit townhouse with private enclosed garden & deck. Great open living plan on 2nd fl with renovated kitchen, dining & entertainment area with expansive tree-top views through large wdws. Striking top Flr Master with cath ceiling, 2 Palladium wdws, ensuite bath and dressing room/office. 1st fl boasts 2 brs, one with glass door to deck and fenced-in garden. Storage in basement. Off street parking at your doorsteps



MLS #: 71532924 **Status:** SLD **DOM:** 7 **Sale Price:** \$800,000 **List Price:** \$729,000
 24 Belmont Street U:24 **List \$/SqFt:** 372.7 **Sale Date:** 7/10/2013 **List Date:** 5/29/2013
 Somerville, MA:Spring Hill 02143 **Sold \$/SqFt:** 409 **Off Mkt. Date:** 6/5/2013 **Orig. Price:** \$729,000
Style: Condo - Townhouse **Outdoor Space:** -- **Assoc.Fee:** \$250
Rooms: 8 **Beds:** 3 **Baths:** 2f 1h **Living Area:** 1956 **Tax:** \$5208.76
Garage: 0 **Parking:** 2 **Pets:** -- **Year Built:** 1890 **Fy:** 13

Remarks: Sundrenched and masterfully renovated Victorian townhome with generous deck & grassy yard. Grand open plan living space w/ high ceilings, front bay windowed living room w/ gas fireplace, dining area, modern kitchen and family room w/ cath. ceilings opening to deck. 2 good-sized bed, 1 bath and laundry room on 2nd fl. Master Bed with walk-in closet, view of Boston and 4-piece spa bath. Walk to Davis, Porter & Union Square (<1 mi). Driveway for 2 cars.



MLS #: 71495998 **Status:** SLD **DOM:** 10 **Sale Price:** \$1,125,000 **List Price:** \$1,200,000
 383 Beacon St U:A **List \$/SqFt:** 768.25 **Sale Date:** 5/20/2013 **List Date:** 3/20/2013
 Boston, MA:Back Bay 02116 **Sold \$/SqFt:** 720.23 **Off Mkt. Date:** 3/30/2013 **Orig. Price:** \$1,200,000
Style: Condo - Rowhouse **Outdoor Space:** Yes - Private **Assoc.Fee:** \$305
Rooms: 5 **Beds:** 2 **Baths:** 2f 0h **Living Area:** 1562 **Tax:** \$9032
Garage: 0 **Parking:** 1 **Pets:** Yes **Year Built:** 1890 **Fy:** 2013

Remarks: Traditional 2 bedroom grand parlor and garden duplex with exquisite detail: high ceilings, large-scale rooms, and oversized bay windows. Spacious floor plan includes formal dining room with wainscoting, entertainment sized living room with custom built-ins and access to large private brick patio and deeded parking. Hardwood floors, washer/dryer, central air, great storage space and low condo fee. Near Charles River, Prudential Center, Newbury St., MBTA Green Line and Longwood Medical.

Condominium Listings: 15 **Avg. Liv.Area SqFt:** 1,130.13 **Avg. List\$:** \$527,660 **Avg. List\$/SqFt:** \$483 **Avg. DOM:** 18.40
Avg. Sale\$: \$547,317 **Avg. Sale\$/SqFt:** \$500

Multi-Family Listings



MLS #: 71532022 **Status:** SLD **DOM:** 9 **Sale Price:** \$880,000 **List Price:** \$890,000
 90 Chandler St **List \$/SqFt:** 289.53 **Sale Date:** 7/19/2013 **List Date:** 5/28/2013
 Somerville, MA:Davis Square 02144 **Sold \$/SqFt:** 286.27 **Off Mkt. Date:** 6/5/2013 **Orig. Price:** \$890,000
Style: 2 Family **Rooms:** 4 / 7 / / / **Garage:** 0 **Parking:** 2
Units: 2 **Beds:** 1 / 4 / / / **Living Area:** 3074 **Tax:** \$11862
Acres: 0.17 (7249 sq.ft.) **Baths:** 1 / 1 / / / **Year Built:** 1890 **Fy:** 2013

Remarks: Picturesque Victorian w/ period details including parquet floors & inlaid borders. High corner double-lot seven minute walk to Redline/Davis Square. Top unit with striking views of Tufts, 4 spacious sunny bedrooms, grand living/dining room, one bath. First-floor one-bedroom with two working fireplaces & fine original details. Private brick patio oasis with luscious raised perennial beds. New boiler, roof, and gutters (2009). Insulated crawl space/building sides. Fenced enclosure for kids & dogs.

Multi-Family Listings: 1 **Avg. Liv.Area SqFt:** 3,074.00 **Avg. List\$:** \$890,000 **Avg. List\$/SqFt:** \$290 **Avg. DOM:** 9.00
Avg. Sale\$: \$880,000 **Avg. Sale\$/SqFt:** \$286

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