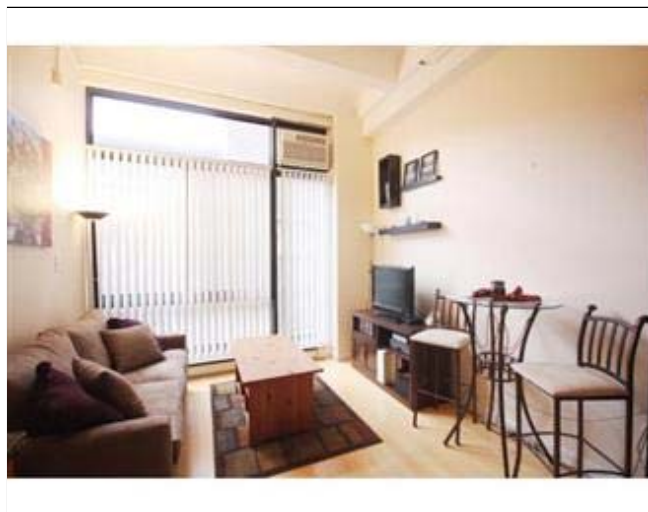


12 Stoneholm St - Unit 407**Boston, MA 02115-2901****Condo**

MLS #: **71030950** Status: **Active**
 List Price: **\$269,000**
 List Date: **2/10/2010**
 Area: **The Fenway** Off Market Date:
 Days on Market (Total): **4** Days on Market (Office): **4**

Property Features

Rooms: **3** Style: **Mid-Rise**
 Bedrooms: **1** Type: **Condo**
 Full Bath: **1** Apprx Acres: **0.01**
 Half Bath: **0** Apprx Lot Size: **450 sq.ft.**
 Master Bath: Apprx Living Area: **450 sq.ft.**
 (\$597.78/sq.ft.)
 Fireplaces: **0** Garage: **0 --**
 Year Built: **1975** Parking: **1 Leased**
 No. Units: **121** Unit Level **4** Placement: **--**
 Association: **Yes** Fee: **\$244.86**
 Fee Includes: **Water, Sewer, Master Insurance, Security, Swimming Pool, Laundry Facilities, Elevator**

**Room Descriptions**

Room	Level	Size	Features
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Features & Other Information

Appliances: **Range, Disposal, Microwave, Refrigerator**
 Basement: **No**
 Construction: **Brick, Stone/Concrete**
 Cooling: **Wall AC**
 Disclosures:
 Exclusions:
 Exterior Features: **Roof Deck**
 Heating: **Electric**
 Lead Paint: **Unknown**
 Living Area Disclosures:
 Pets Allowed: **Yes w/ Restrictions (See Remarks)**
 Sewer and Water: **City/Town Water**
 Waterfront: **No --**

Remarks

The renovation of this loft was completed in 2007. Incredibly efficient floor plan with 11 feet high ceiling, new floor to ceiling windows, a living room, loft space for a bed plus an office space. Please note that the loft space is included in the SF. Impressive storage for the size ... 2006 conversion with new common areas, new gym, new roof. Close to Newbury and Boylston. 24 hrs security. rooftop pool, garage parking available for rent. OPEN HOUSE SUNDAY FEB 14th 12PM to 2PM

Tax Information

Pin #: **W:04 P:01404 S:078**
 Assessment: **\$209,000**
 Taxes: **\$2493.61** Tax Year: **2010**
 Book: **42420** Page: **217**
 Cert: **00100737**
 Zoning Code: **res**
 Map: Block: Lot:

Listing Information

Directions: **Edgerly to Norway to Stoneholm**
 Showing: Sub-Agent: **Sub-Agency Relationship Not Offered**
 Showing: Buyer-Agent: **Accompanied Showings**
 Showing: Facilitator: **--**


Original Price: **\$269,000**
 Sub-Agent Comp.: **Not Offered**
 Buyer Agent Comp.: **2**
 Facilitator Comp.: **2**

Special Showing Instructions: **Email at Melanie@BostonBeautifulHomes.com or call 617.767.362**

Listing Agreement Type: **Exclusive Right to Sell**

Entry Only: **No**

Firm Remarks: **First showing at the open house Sunday February 14th from 12pm to 2pm**

Listing Office: **William Raveis R.E. & Home Ser**  (617) 266-5200

Listing Agent: **Melanie Collard**  (617) 767-6362

Team Member:

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