

10 Stone Ridge Rd - Unit 10
Franklin, MA 02038-3103
Condo

MLS #: **72265939** Status: **Sold**
Auction: \$182,000 min bid Sale Price: **\$240,335**
List Date: **12/26/2017** Sale Date: **4/20/2018**
Area: Off Market Date: **3/28/2018**
List\$/Sq. Ft.: **\$122.15** Sold \$/Sq. Ft. **\$161.30**
Days on Market (Total): Days on Market (Office): **64**

Property Features

Rooms: **6** Style: **Townhouse, Other (See Remarks)**
Bedrooms: **2** Type: **Condo**
Baths: **2f 0h** Unit Level: **1**
Master Bath: Placement:
Fireplaces: **1** Approx. Living Area: **1,490 Sq. Ft.**
Year Built: **1986** Outdoor Space Avail:
Units: **1** Garage: **1 Attached**
Elevator: Parking: **2 Off-Street**
Handicap Access/Features:
Association: **Yes** Fee: **\$319**
Fee Includes: **Snow Removal, N/A, Reserve Funds**



Room Descriptions

Room	Level	Size	Features
------	-------	------	----------

Features & Other Information

Basement: **Yes Unfinished Basement**
Cooling: **Other (See Remarks)**
Exclusions:
Exterior: **Wood**
Facing Direction:
Heating: **Forced Air, Gas, Other (See Remarks)**
Lead Paint: **Unknown**
Sewer Utilities: **Other (See Remarks)**
Water Utilities: **Other (See Remarks)**
Waterfront: **No**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **Yes**

Remarks

Listing price is \$ 252,100. This Condo features 2 bedrooms and 2 baths. Home feature open floor plan with hardwood floor Kitchen, Dining, and Living Room with Partial Basement and Garage. This home was built in 1986. Home is convenient to restaurants and shopping area.

Tax Information

2017 Taxes: \$3,706 Assessment: **\$254,200** Cert: **000001384541** Zoning Code: **CONDO**
Pin #: **M:276 L:017-083** Map: Block: Lot: Book: **0** Page: **0**

Auction Information

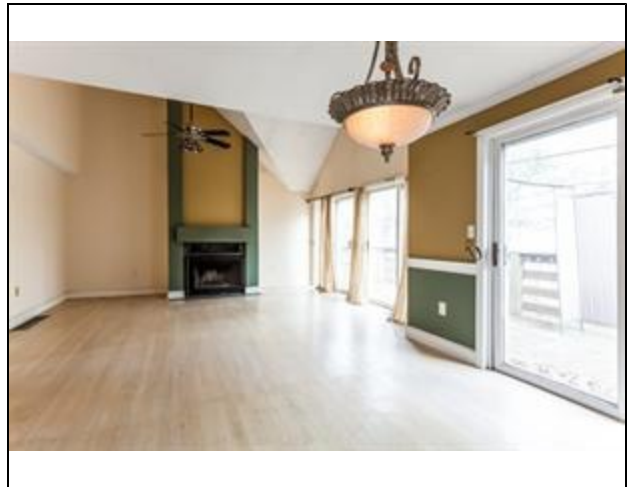
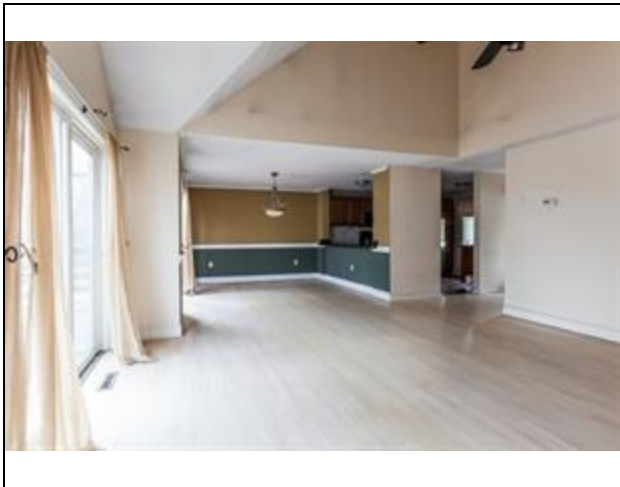
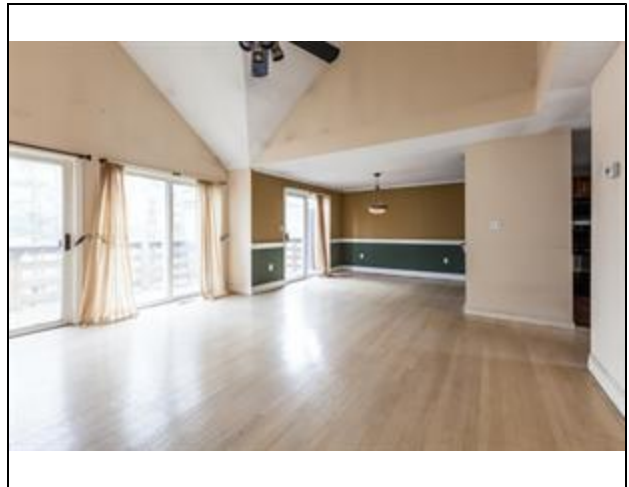
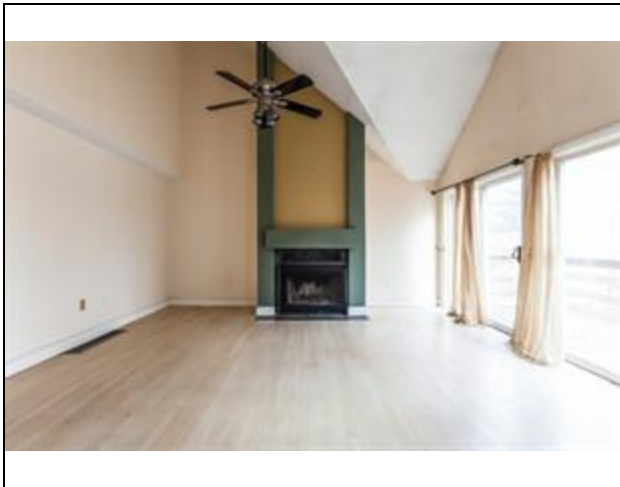
Deposit Required:
Buyer's Premium: **5%**
Seller's Confirmation/Reserve: **Yes**
Abbreviated Terms: **Reserve must be met.**

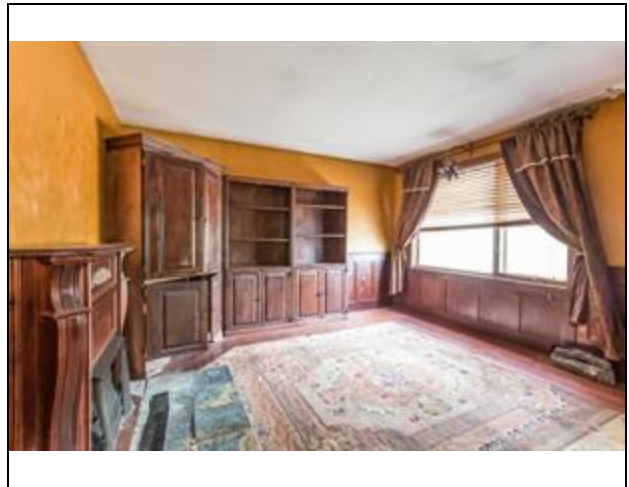
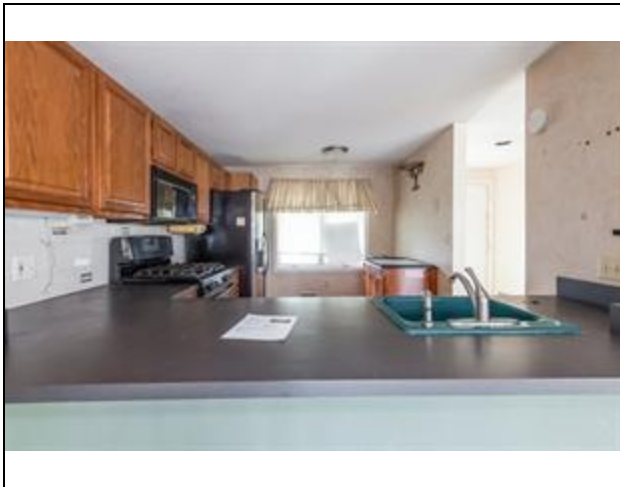
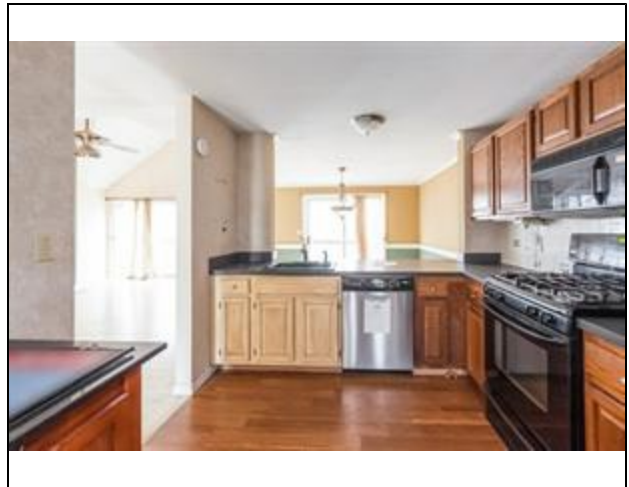
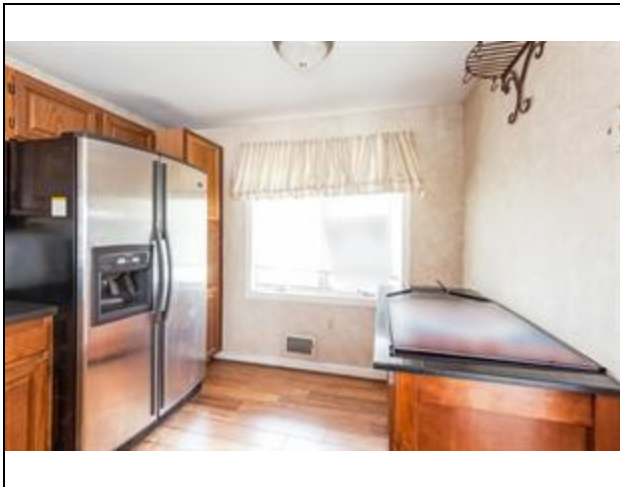
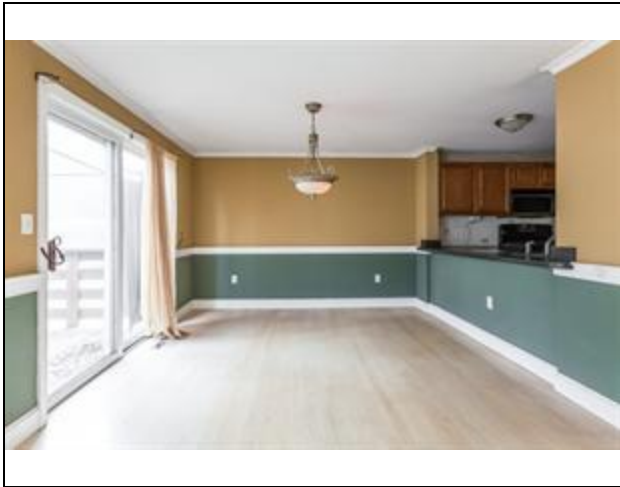
Market History for 10 Stone Ridge Rd U:10, Franklin, MA 02038-3103

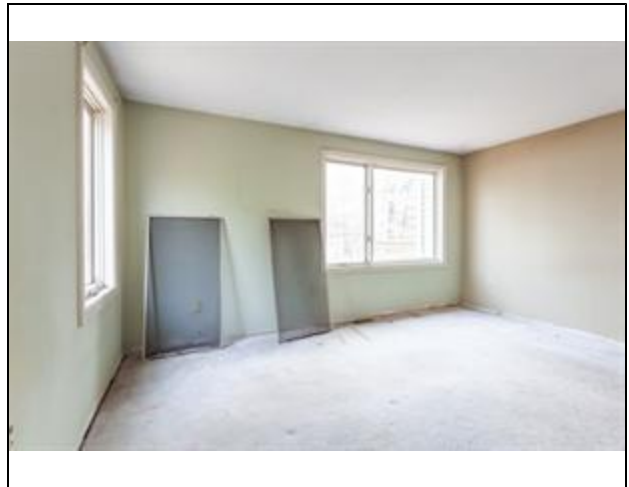
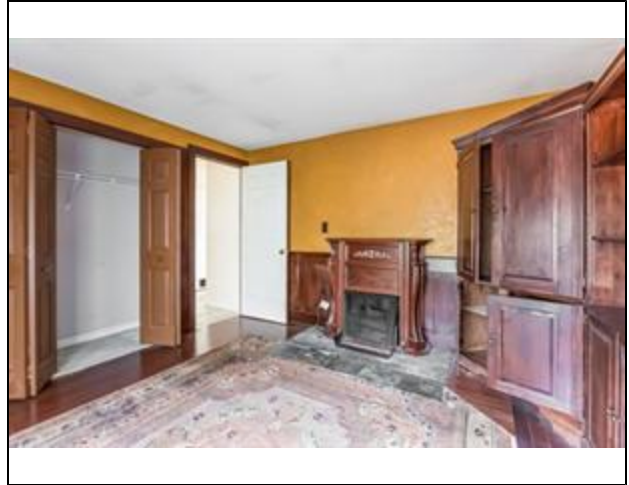
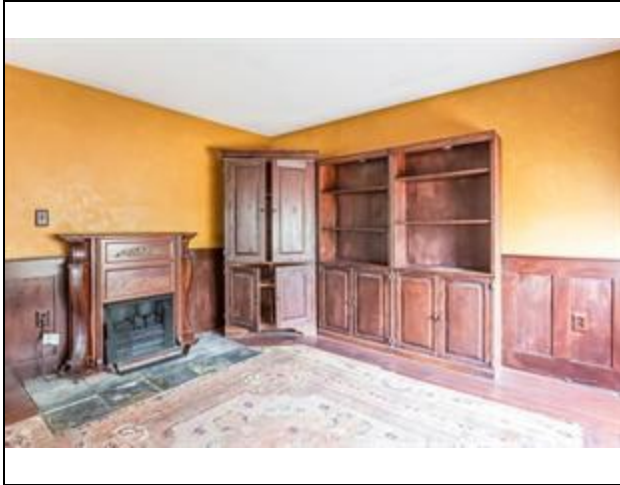
MLS #	Date	DOM	DTO	Price
72265939	12/26/2017	Listed for \$211,000	min. bid Auction	\$211,000
EXP	1/3/2018	Status Changed to: Expired		
RAC	1/3/2018	Status Changed to: Reactivated		
EXP	1/4/2018	Status Changed to: Expired		
RAC	1/4/2018	Status Changed to: Reactivated		
WDN	1/4/2018	Status Changed to: Temporarily Withdrawn		
BOM	1/5/2018	Status Changed to: Back on Market		
	1/5/2018	Minimum bid Changed to: \$226,000		\$226,000
EXT	1/5/2018	Status Changed to: Extended		
EXP	1/11/2018	Status Changed to: Expired		
RAC	1/11/2018	Status Changed to: Reactivated		
	1/11/2018	Minimum bid Changed to: \$211,000		\$211,000
	1/13/2018	Minimum bid Changed to: \$192,000		\$192,000
EXT	1/13/2018	Status Changed to: Extended		
EXP	1/19/2018	Status Changed to: Expired		
RAC	1/19/2018	Status Changed to: Reactivated		
WDN	1/19/2018	Status Changed to: Temporarily Withdrawn		
BOM	1/22/2018	Status Changed to: Back on Market		
UAG	1/22/2018	Status Changed to: Under Agreement		
BOM	1/31/2018	Status Changed to: Back on Market		
WDN	1/31/2018	Status Changed to: Temporarily Withdrawn		
EXP	2/1/2018	Status Changed to: Expired		
RAC	2/1/2018	Status Changed to: Reactivated		
	2/1/2018	Minimum bid Changed to: \$197,000		\$197,000
EXP	2/9/2018	Status Changed to: Expired		
RAC	2/9/2018	Status Changed to: Reactivated		
WDN	2/9/2018	Status Changed to: Temporarily Withdrawn		
BOM	2/12/2018	Status Changed to: Back on Market		
	2/12/2018	Minimum bid Changed to: \$207,000		\$207,000
EXT	2/12/2018	Status Changed to: Extended		
EXP	2/16/2018	Status Changed to: Expired		
RAC	2/19/2018	Status Changed to: Reactivated		
	2/19/2018	Minimum bid Changed to: \$186,000		\$186,000
WDN	2/20/2018	Status Changed to: Temporarily Withdrawn		
BOM	2/21/2018	Status Changed to: Back on Market		
	2/21/2018	Minimum bid Changed to: \$179,000		\$179,000
EXT	2/21/2018	Status Changed to: Extended		
EXP	2/27/2018	Status Changed to: Expired		
RAC	2/27/2018	Status Changed to: Reactivated		
WDN	2/27/2018	Status Changed to: Temporarily Withdrawn		
BOM	2/28/2018	Status Changed to: Back on Market		
	2/28/2018	Minimum bid Changed to: \$173,000		\$173,000
EXT	2/28/2018	Status Changed to: Extended		
	3/1/2018	Minimum bid Changed to: \$195,000		\$195,000
EXT	3/1/2018	Status Changed to: Extended		
EXP	3/8/2018	Status Changed to: Expired		
RAC	3/8/2018	Status Changed to: Reactivated		
WDN	3/8/2018	Status Changed to: Temporarily Withdrawn		
	3/9/2018	Minimum bid Changed to: \$186,000		\$186,000

EXT	3/9/2018	Status Changed to: Extended			
BOM	3/9/2018	Status Changed to: Back on Market			
EXP	3/15/2018	Status Changed to: Expired			
RAC	3/15/2018	Status Changed to: Reactivated			
WDN	3/15/2018	Status Changed to: Temporarily Withdrawn			
BOM	3/16/2018	Status Changed to: Back on Market			
	3/20/2018	Minimum bid Changed to: \$182,000			\$182,000
EXT	3/20/2018	Status Changed to: Extended			
EXP	3/24/2018	Status Changed to: Expired			
RAC	3/26/2018	Status Changed to: Reactivated			
WDN	3/26/2018	Status Changed to: Temporarily Withdrawn			
BOM	3/28/2018	Status Changed to: Back on Market			
UAG	3/28/2018	Status Changed to: Under Agreement			
SLD	4/25/2018	Status Changed to: Sold			
	4/20/2018	Sold for \$240,335	64	64	\$240,335
Market History for Office Id: AN1889			64	64	\$240,335
Market History for this property			64	64	\$240,335

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 ©2018 MLS Property Information Network, Inc.

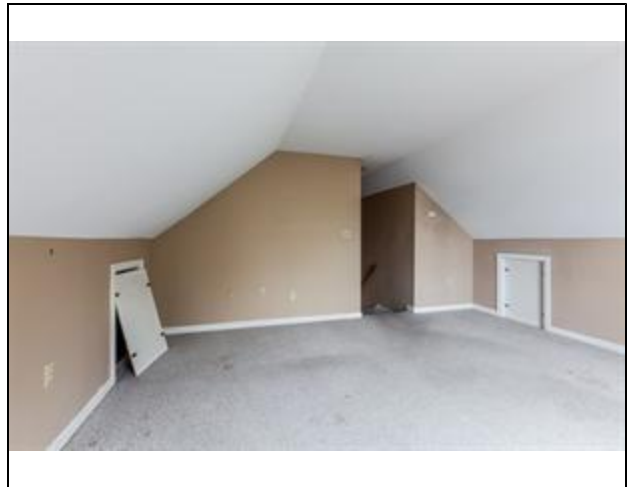
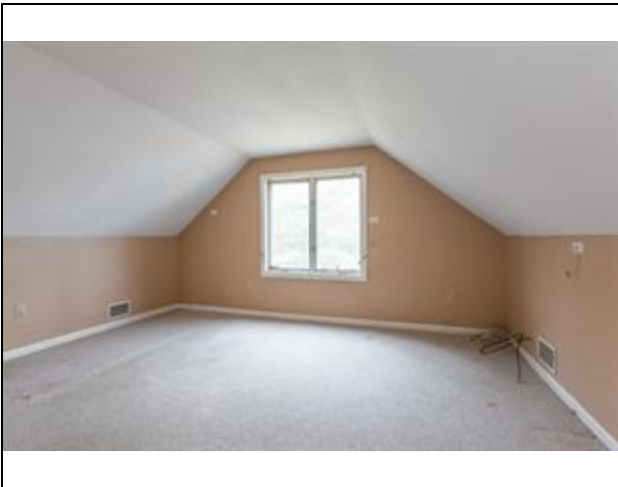
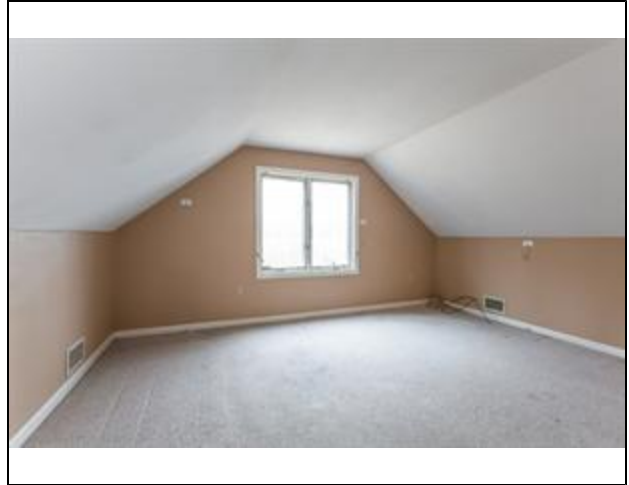
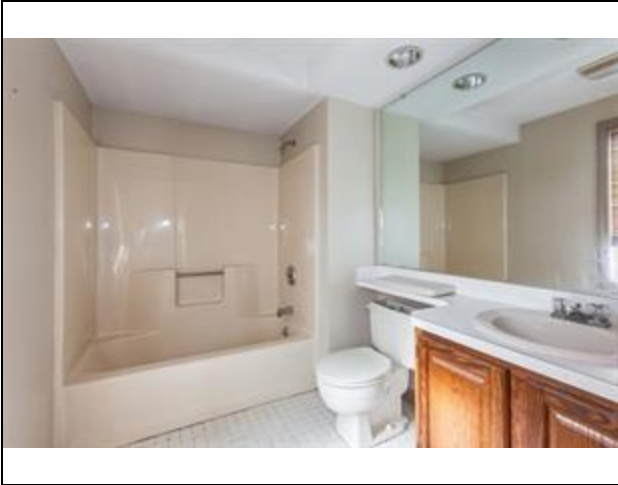






MLS # 72265939 - Sold
10 Stone Ridge Rd U:10, Franklin, MA 02038-3103

Condominium - Condo
Sale Price: \$240,335



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 ©2018 MLS Property Information Network, Inc.

Auctioneer's License #

51 Stone Ridge Rd - Unit 51
Franklin, MA 02038-3166
Condo

MLS #: **72291377** Status: **Sold**
List Price: **\$269,900** Sale Price: **\$265,000**
List Date: **3/7/2018** Sale Date: **6/15/2018**
Area: Off Market Date: **5/16/2018**
List\$/Sq. Ft.: **\$222.51** Sold \$/Sq. Ft. **\$218.47**
Days on Market (Total): Days on Market (Office): **50**

Property Features

Rooms: **5** Style: **Townhouse**
Bedrooms: **2** Type: **Condo**
Baths: **2f 1h** Unit Level: **1**
Master Bath: Placement: **Middle**
Fireplaces: **1** Approx. Living Area: **1,213 Sq. Ft.**
Year Built: **1986** Outdoor Space Avail: **Yes - Private**
Units: **163** Garage: **1 Detached, Deeded, Assigned**
Elevator: Parking: **1 Off-Street, Assigned, Deeded, Paved Driveway**
Handicap Access/Features: **No**
Association: **Yes** Fee: **\$354**
Fee Includes: **Master Insurance, Swimming Pool, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Refuse Removal**



Room Descriptions

Room	Level	Size	Features
Living Room:	1		Fireplace, Flooring - Wood
Kitchen:	1		Flooring - Wood, Countertops - Stone/Granite/Solid, Remodeled, Stainless Steel Appliances
Master Bedroom:	2		Bathroom - Full, Flooring Wall to Wall Carpet
Bedroom 2:	2		Bathroom - Full, Flooring Wall to Wall Carpet
Bath 1:	1		-
Bath 2:	2		-
Bath 3:	2		-
Laundry:	2		-

Features & Other Information

Appliances: **Range, Microwave, Refrigerator, Washer, Dryer**
Basement: **Yes Full, Interior Access, Concrete Floor, Unfinished Basement**
Construction: **Frame**
Cooling: **Central Air**
Exclusions:
Exterior: **Vinyl**
Exterior Features: **Porch, Deck**
-Facing Direction:
Heating: **Forced Air, Gas**
-Lead Paint: **Unknown**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Remarks

Buyers loss is your gain! You'll feel right at home in this well maintained 2 bedroom condo in desirable Stone Ridge. Updated kitchen and stainless steel appliances with hardwood throughout the first floor. All windows replaced within the last year! Open concept living with fireplace and slider to large private deck. Plenty of storage in the basement and deeded garage. Each bedroom has its own full private bath. Enjoy all the association amenities: swimming pool, tennis courts, clubhouse. Extremely convenient to Forge Park Commuter Rail line and Rte 495. Close to shopping and area restaurants. All appliances and washer/dryer included!

Tax Information

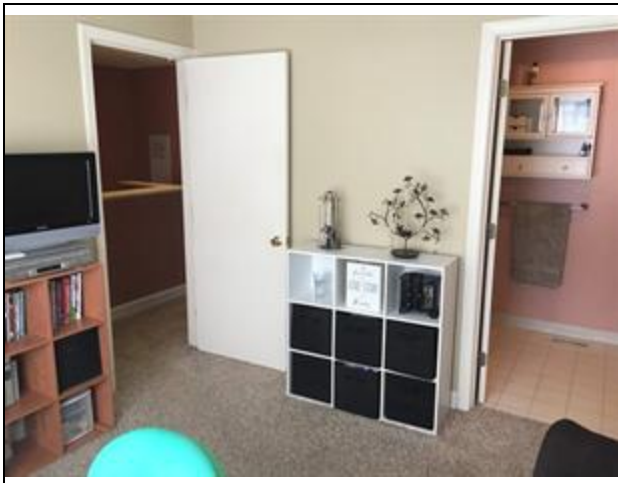
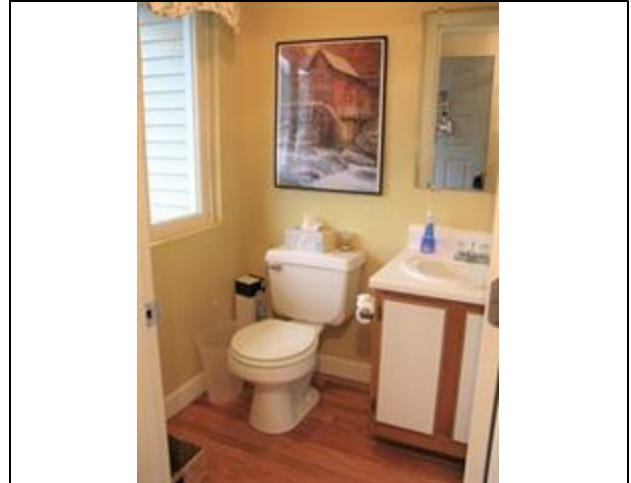
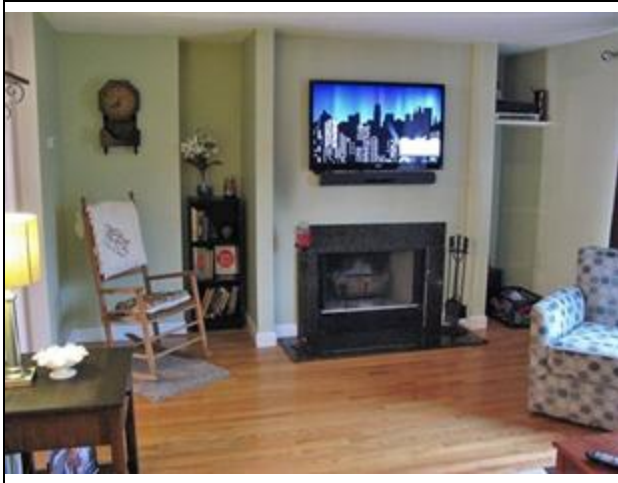
2018 Taxes: **\$3,702** Assessment: **\$252,700**
Pin #: **M:276 L:016-007**

Cert: **000001256697** Zoning Code: **Res**
Map: Block: Lot: Book: **0** Page: **0**

Market History for 51 Stone Ridge Rd U:51, Franklin, MA 02038-3166

MLS #	Date		DOM	DTO	Price
72291377	3/7/2018	Listed for \$269,900			\$269,900
CTG	3/21/2018	Status Changed to: Contingent			
UAG	4/4/2018	Status Changed to: Under Agreement			
BOM	4/25/2018	Status Changed to: Back on Market			
CTG	5/3/2018	Status Changed to: Contingent			
UAG	5/17/2018	Status Changed to: Under Agreement			
SLD	6/18/2018	Status Changed to: Sold			
	6/15/2018	Sold for \$265,000	50	35	\$265,000
Market History for Office Id: BB0125			50	35	\$265,000
Market History for this property			50	35	\$265,000





MLS # 72291377 - Sold
51 Stone Ridge Rd U:51, Franklin, MA 02038-3166

Condominium - Condo
Sale Price: \$265,000



77 Stone Ridge Road - Unit 77
Franklin, MA 02038
Condo

MLS #: **72263730** Status: **Sold**
List Price: **\$279,900** Sale Price: **\$267,500**
List Date: **12/13/2017** Sale Date: **6/14/2018**
Area: Off Market Date: **4/24/2018**
List\$/Sq. Ft.: **\$225.73** Sold \$/Sq. Ft. **\$215.73**
Days on Market (Total): Days on Market (Office): **130**

Property Features

Rooms: **4** Style: **Townhouse**
Bedrooms: **2** Type: **Condo**
Baths: **2f 1h** Unit Level: **77**
Master Bath: Placement: **Middle**
Fireplaces: **1** Approx. Living Area: **1,240 Sq. Ft.**
Year Built: **1986** Outdoor Space Avail: **Yes - Private**
Units: **163** Garage: **1 Detached**
Elevator: **No** Parking: **1 Assigned, Paved Driveway**
Handicap Access/Features: **No**
Association: **Yes** Fee: **\$344**
Fee Includes: **Swimming Pool, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Recreational Facilities, Clubroom**



Room Descriptions

Room	Level	Size	Features
Living Room:	1		Flooring - Wall to Wall Carpet, Cable Hookup, Exterior Access
Dining Room:	1		Flooring - Wall to Wall Carpet
Kitchen:	1		Flooring - Stone/Ceramic Tile, Remodeled, Gas Stove
Master Bedroom:	2		Bathroom - Full, Closet - Walk-in, Flooring - Wall to Wall Carpet
Bedroom 2:	2		Closet, Flooring - Wall to Wall Carpet
Bath 1:	1		Bathroom - Half
Bath 2:	2		Bathroom - Full, Bathroom - Tiled With Tub & Shower
Bath 3:	2		Bathroom - Full, Bathroom - Tiled With Shower Stall
Laundry:	2		-

Features & Other Information

Appliances: **Range, Dishwasher, Microwave, Washer, Dryer**
Basement: **Yes Full, Concrete Floor**
Cooling: **Central Air**
Electric: **110 Volts, Circuit Breakers**
Exclusions:
Exterior: **Clapboard**
Exterior Features: **Patio**
Facing Direction:
Heating: **Forced Air, Gas**
Hot Water: **Natural Gas, Tank**
Lead Paint: **None**
Pets Allowed: **Yes**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No** Water View: **No**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Remarks

Move in ready, unit 77 Stone Ridge Condominium, with one car Garage. Freshly painted throughout and newly remodeled granite in kitchen and all 2.5 baths. Living room boasts 2 sliding glass doors and built-in shelving with a cozy fireplace. Sliders lead to a private patio with new fencing. Community Swimming Pool/Clubhouse and Tennis/Basketball court. This unit offers Gas Heating and Central A/C. Easy access to YMCA, Commuter trains, rt. 495 and shopping. Don't miss out on this well cared for home!

Tax Information

2017 Taxes: \$3,029.72 Assessment: **\$216,000** Cert: Zoning Code: **Res**
Pin #: Map: Block: Lot: Book: **xxx** Page: **xxx**

Market History for 77 Stone Ridge Road U:77, Franklin, MA 02038

MLS #	Date		DOM	DTO	Price
72263730	12/13/2017	Listed for \$314,999			\$314,999
	12/13/2017	Facilitator/Other Agent Compensation Changed From: 2.0 To: 2.5			
	2/19/2018	Price Changed to: \$299,999			\$299,999
	3/23/2018	Price Changed to: \$285,000			\$285,000
	4/9/2018	Price Changed to: \$279,900			\$279,900
UAG	4/18/2018	Status Changed to: Under Agreement			
BOM	4/20/2018	Status Changed to: Back on Market			
UAG	4/24/2018	Status Changed to: Under Agreement			
SLD	6/18/2018	Status Changed to: Sold			
	6/14/2018	Sold for \$267,500	130	130	\$267,500
Market History for Office Id: BB5990			130	130	\$267,500
Market History for this property			130	130	\$267,500

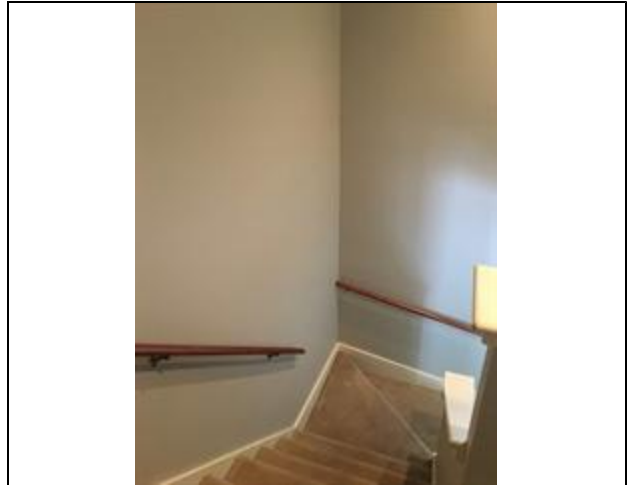
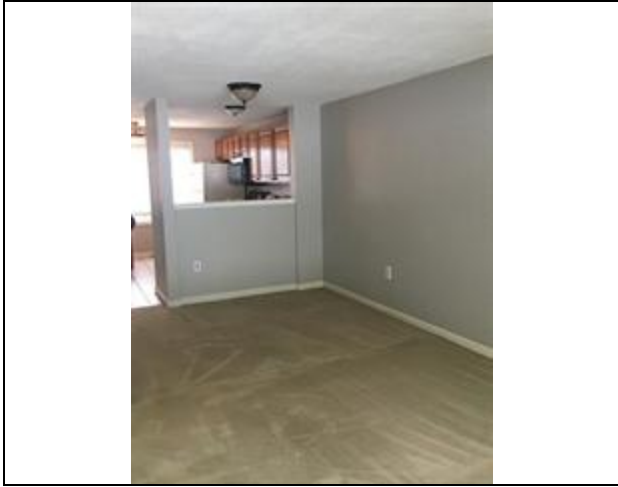
MLS # 72263730 - Sold
77 Stone Ridge Road U:77, Franklin, MA 02038

Condominium - Condo
Sale Price: \$267,500



MLS # 72263730 - Sold
77 Stone Ridge Road U:77, Franklin, MA 02038

Condominium - Condo
Sale Price: \$267,500



104 STONE RIDGE ROAD - Unit 104
Franklin, MA 02038-3145
Condo

MLS #: **72293623** Status: **Sold**
List Price: **\$250,000** Sale Price: **\$271,000**
List Date: **3/15/2018** Sale Date: **5/14/2018**
Area: Off Market Date: **4/1/2018**
List\$/Sq. Ft.: **\$143.68** Sold \$/Sq. Ft. **\$155.75**
Days on Market (Total): Days on Market (Office): **18**

Property Features

Rooms: **4** Style: **Townhouse**
Bedrooms: **2** Type: **Condo**
Baths: **2f 1h** Unit Level: **1**
Master Bath: **Yes** Placement: **Middle**
Fireplaces: **1** Approx. Living Area: **1,740 Sq. Ft.**
Year Built: **1986** Outdoor Space Avail:
Units: **163** Garage: **1 Detached, Deeded, Assigned**
Elevator: Parking: **1**
Handicap Access/Features:
Association: **Yes** Fee: **\$354**
Fee Includes: **Master Insurance, Swimming Pool, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Refuse Removal**



Room Descriptions

Room	Level	Size	Features
Living Room:	1		Fireplace, Flooring - Wall to Wall Carpet
Dining Room:	1		Flooring - Wall to Wall Carpet
Kitchen:	1		Flooring - Stone/Ceramic Tile, Dining Area
Master Bedroom:	2		Closet - Walk-in, Flooring - Wall to Wall Carpet
Bedroom 2:	2		-
Bath 1:	1		Bathroom - Half, Flooring - Stone/Ceramic Tile
Bath 2:	2		Bathroom - Full, Flooring - Stone/Ceramic Tile
Bath 3:	2		Bathroom - Full, Flooring - Stone/Ceramic Tile
Laundry:	2		-
Bonus Room:	B		Flooring - Wall to Wall Carpet

Features & Other Information

Basement: **Yes Full, Finished**
Cooling: **Central Air**
Exclusions:
Exterior Features: **Deck**
Facing Direction:
Heating: **Forced Air, Gas**
Lead Paint: **None**
Living Area Includes: **Finished Basement**
Pets Allowed: **Yes**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Remarks

A Spacious Townhouse Awaits In Sought-After Stone Ridge Community. A Charming Home With Open Floor Plan Features A Wood Burning Fireplace In Large Family Room, Double Sliders To Private Deck Overlooking Professionally Landscaped Grounds* Dining Area Open To A Bright Cabinet Packed Kitchen With Eat In Area And Tile Flooring. Entryway W/ Large Closet. 1 Car Detached Garage* 2nd Level Includes Laundry, A Master BR W/ Walk In Closet & Full Bath. An Additional Good Sized BR W/ Generous Closet & Another Full Bath. This Home Offers Fantastic Closet, Storage & Living Space W/ The Added Bonus Of A Full Finished Basement. New Furnace/AC (2012) All Appliances, Windows, Double Slider And Roof (ALL Under 10 Years Old) Pet Friendly Complex W/ Strong Assoc, In-ground Pool, Tennis/Basketball Courts & Clubhouse. Great Commuter Location Close To 495 & 95, MBTA, Shops & Restaurants. First Showing At Open House Saturday March 17th 12:00-1:30!! *Seller To Entertain All Offers Between 250,000-275,000!!!!**

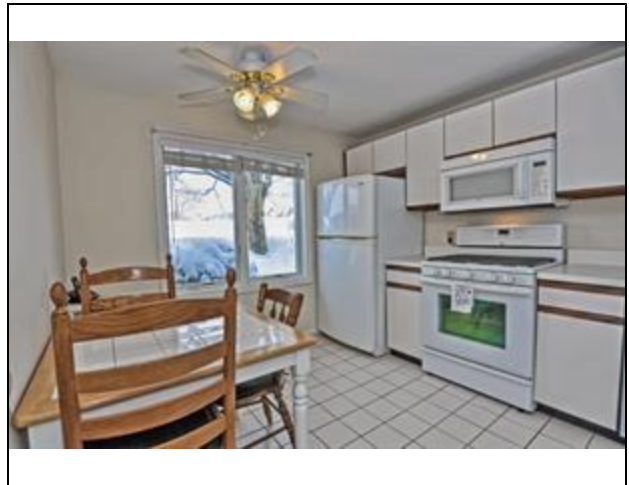
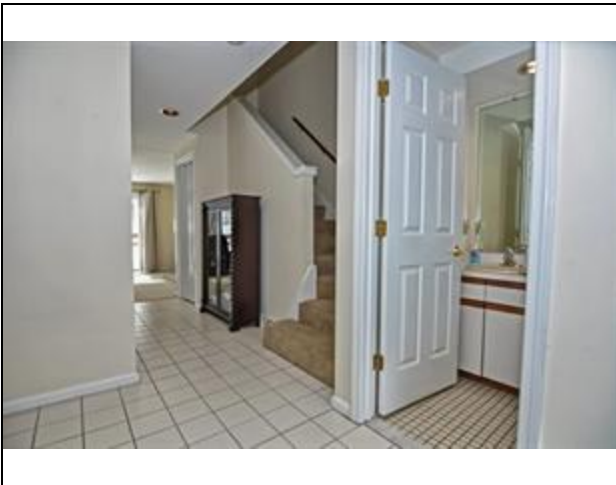
Tax Information

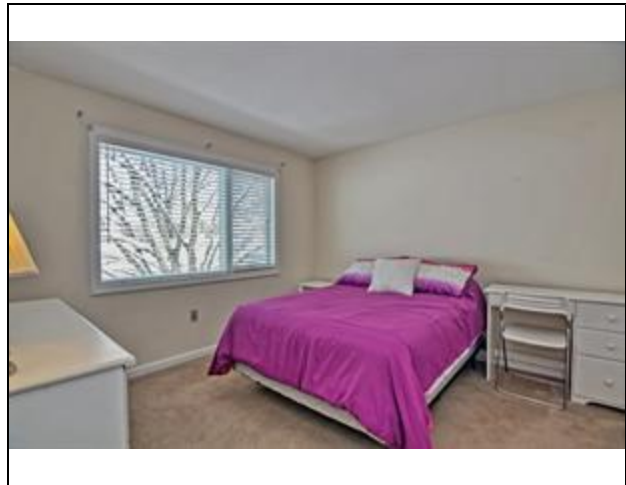
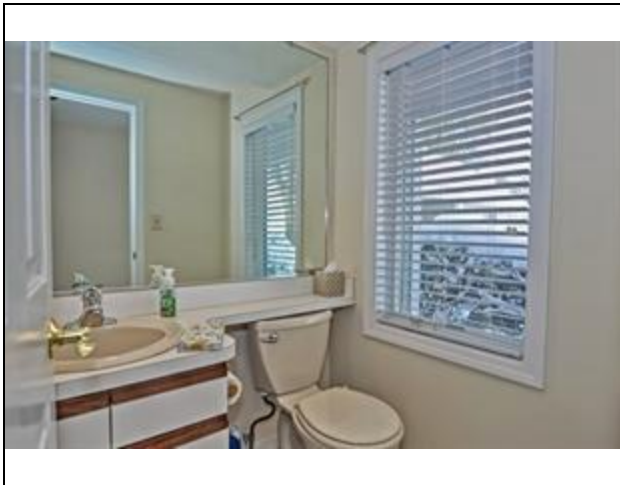
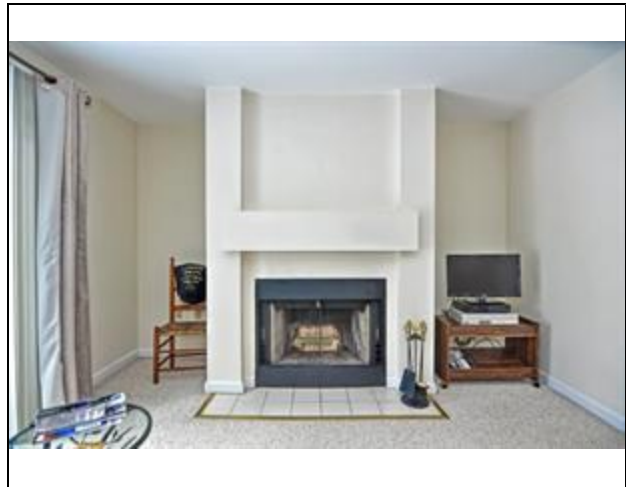
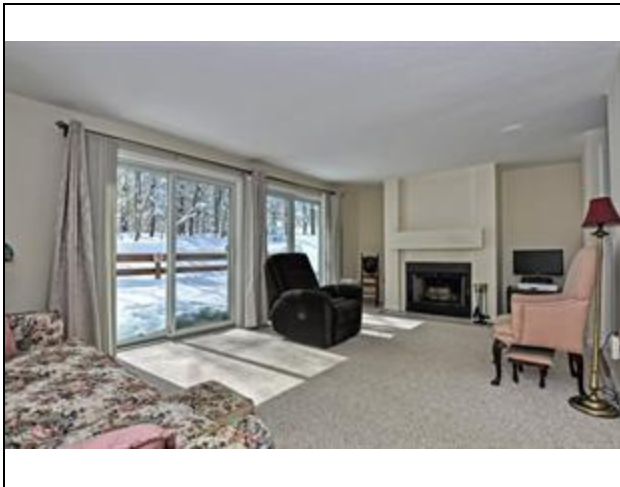
2018 Taxes: **\$3,463** Assessment: **\$236,400**
Pin #: **M:276 L:016-045**

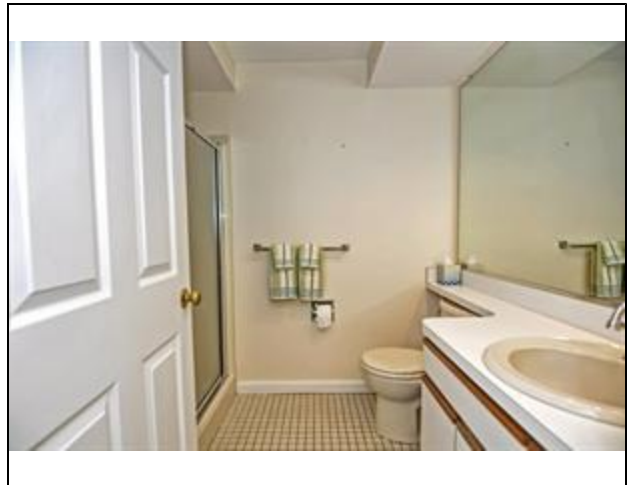
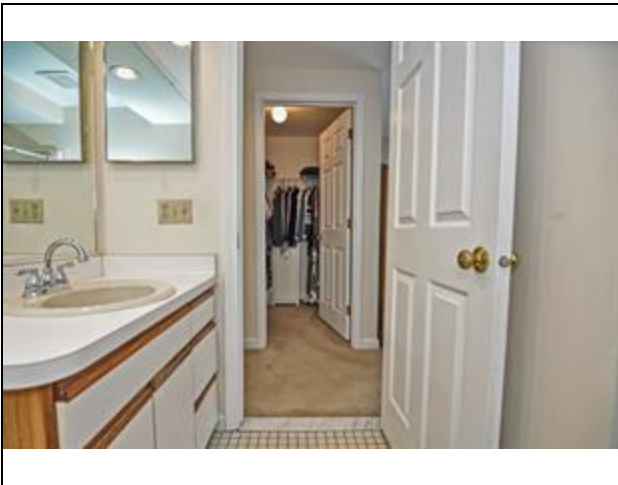
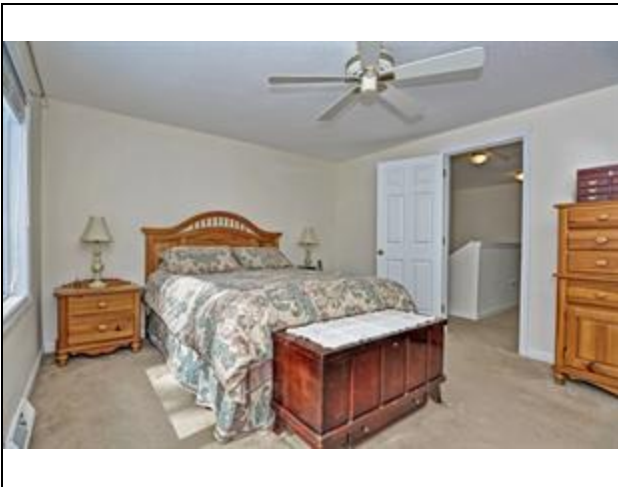
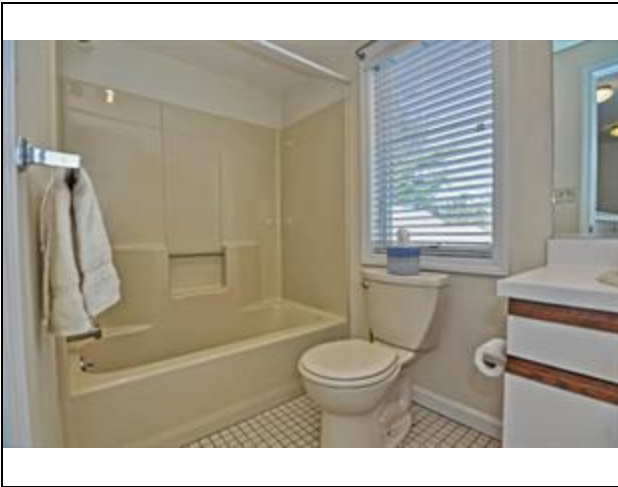
Cert: **691139** Zoning Code: **Res**
Map: Block: Lot: Book: **0** Page: **0**

Market History for 104 STONE RIDGE ROAD U:104, Franklin, MA 02038-3145

MLS #	Date		DOM	DTO	Price
72293623	3/15/2018	Listed for \$250,000			\$250,000
CTG	3/19/2018	Status Changed to: Contingent			
UAG	4/2/2018	Status Changed to: Under Agreement			
SLD	5/14/2018	Status Changed to: Sold			
	5/14/2018	Sold for \$271,000	18	4	\$271,000
Market History for Office Id: BB2447			18	4	\$271,000
Market History for this property			18	4	\$271,000

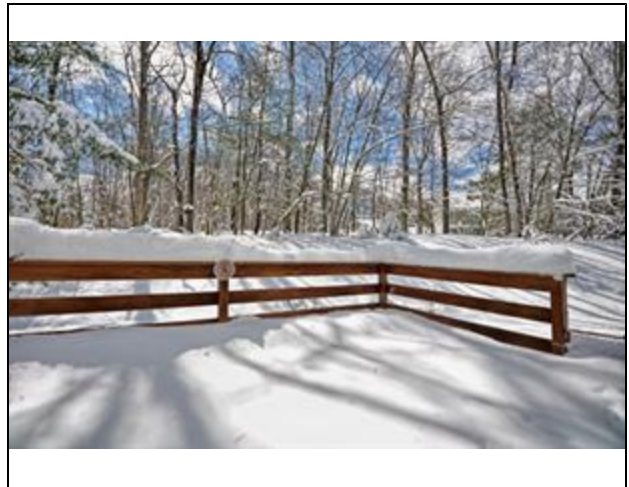
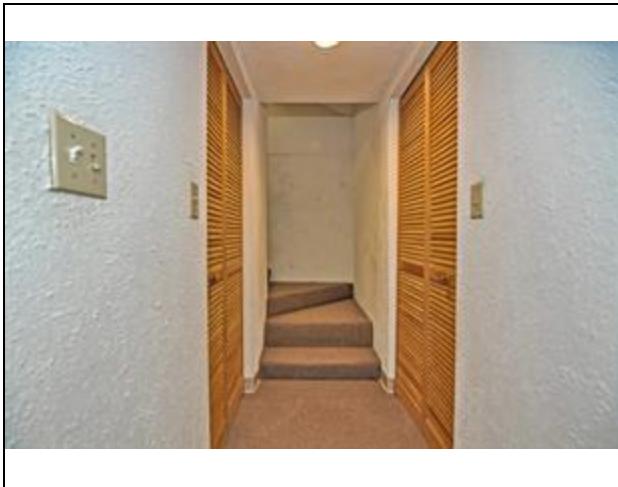






MLS # 72293623 - Sold
104 STONE RIDGE ROAD U:104, Franklin, MA 02038-3145

Condominium - Condo
Sale Price: \$271,000



36 Stone Ridge Rd - Unit 36
Franklin, MA 02038-3166
Condo

MLS #: **72299093** Status: **Sold**
List Price: **\$275,000** Sale Price: **\$275,000**
List Date: **3/27/2018** Sale Date: **5/3/2018**
Area: Off Market Date: **4/2/2018**
List\$/Sq. Ft.: **\$147.22** Sold \$/Sq. Ft. **\$147.22**
Days on Market (Total): **6** Days on Market (Office): **6**

Property Features

Rooms: **5** Style: **Townhouse**
Bedrooms: **2** Type: **Condo**
Baths: **2f 1h** Unit Level: **1**
Master Bath: **Yes** Placement: **Ground**
Fireplaces: **0** Approx. Living Area: **1,868 Sq. Ft.**
Year Built: **1986** Outdoor Space Avail:
Units: **71** Garage: **1 Attached, Garage Door Opener, Heated, Storage**
Elevator: Parking: **1**
Handicap Access/Features:
Association: **Yes** Fee: **\$391**
Fee Includes: **Master Insurance, Swimming Pool, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Tennis Court, Clubroom**



Exterior - Front

Room Descriptions

Room	Level	Size	Features
Living Room:	1		Flooring - Wall to Wall Carpet, Recessed Lighting, Slider
Dining Room:	1		Flooring - Wall to Wall Carpet
Family Room:	B		Flooring - Stone/Ceramic Tile, Recessed Lighting
Kitchen:	1		Flooring - Stone/Ceramic Tile, Dining Area, Countertops - Stone/Granite/Solid
Master Bedroom:	2		Bathroom - Full, Closet - Walk-in, Flooring - Wall to Wall Carpet
Bedroom 2:	2		Bathroom - Full, Closet - Walk-in, Flooring - Wall to Wall Carpet
Laundry:	2		-

Features & Other Information

Appliances: **Range, Dishwasher, Microwave, Refrigerator, Washer, Dryer**
Basement: **Yes Full, Partially Finished, Interior Access**
Cooling: **Central Air**
Exclusions:
Exterior: **Wood**
Facing Direction:
Heating: **Forced Air, Gas**
Lead Paint: **Unknown**
Living Area Disclosures: **includes approx 500 sq ft in finished lower level area**
Living Area Includes: **Finished Basement**
Pets Allowed: **Yes w/ Restrictions**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No** Water View: **No**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Remarks

Turnkey townhome at desirable, pet friendly Stone Ridge offers finished basement, HEATED attached garage and all new carpeting and fresh paint throughout. Tile entry leads to eat-in tile kitchen enhanced by new granite counters, new sink, new glass tile backsplash. Sunny living/dining rooms have four new recessed lights; slider to rear common grounds. Tile half bath with new vanity and sink. Up the newly carpeted stairs you'll find two spacious bedrooms, each with its own full baths and walk-in closets. Enjoy the convenience of the 2nd floor laundry – washer and dryer included! The lower level is nicely finished featuring tile floor, drywall ceiling and 8 recessed lights. Central air, gas heat, town sewer and water. 2nd designated parking space (no need to park 2nd car in tandem in front of garage). Inground pool, club house, tennis ct. Superbly convenient location w/easy access to commuter rail, shopping, restaurants, walking trails and YMCA w/many programs and daycare.

Tax Information

2018 Taxes: \$3,750 Assessment: **\$256,000**
Pin #: **M:276 L:016-022**

Cert: **C188-299** Zoning Code: **res**
Map: Block: Lot: Book: **0** Page: **0**

Market History for 36 Stone Ridge Rd U:36, Franklin, MA 02038-3166

MLS #	Date		DOM	DTO	Price
72299093	3/27/2018	Listed for \$275,000			\$275,000
UAG	4/2/2018	Status Changed to: Under Agreement			
SLD	5/3/2018	Status Changed to: Sold			
	5/3/2018	Sold for \$275,000	6	6	\$275,000
Market History for Office Id: BB5993			6	6	\$275,000
Market History for this property			6	6	\$275,000



Exterior - Front



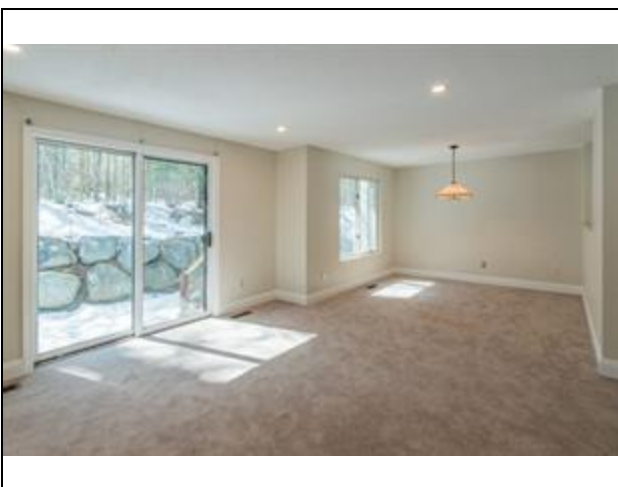
Kitchen



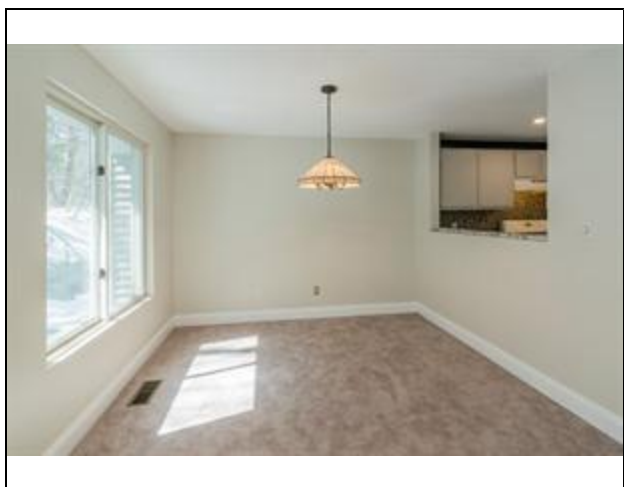
Kitchen



Kitchen



Living/Dining Room Combo



Dining Room



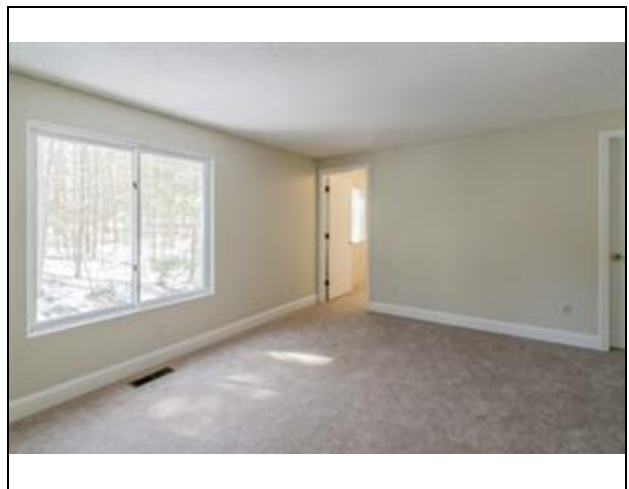
Living/Dining Room Combo



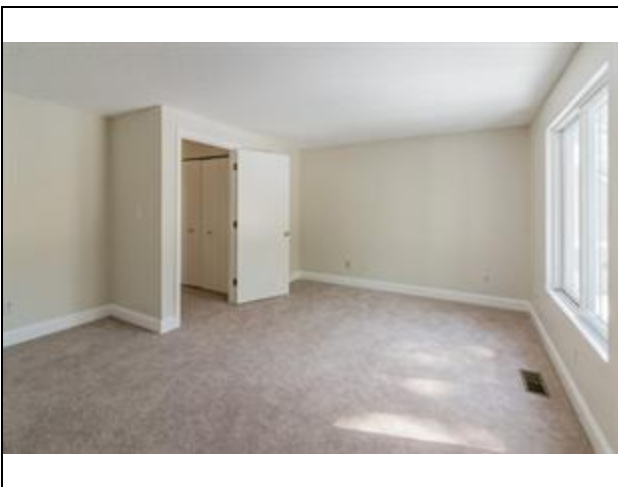
Living/Dining Room Combo



Bathroom - Half



Bathroom - Master



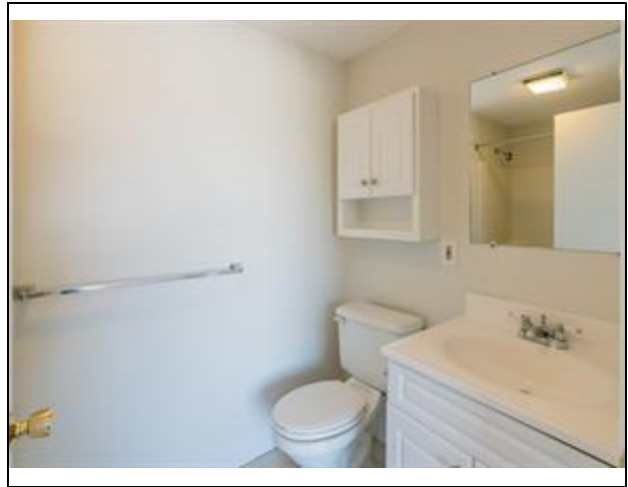
Bathroom - Master



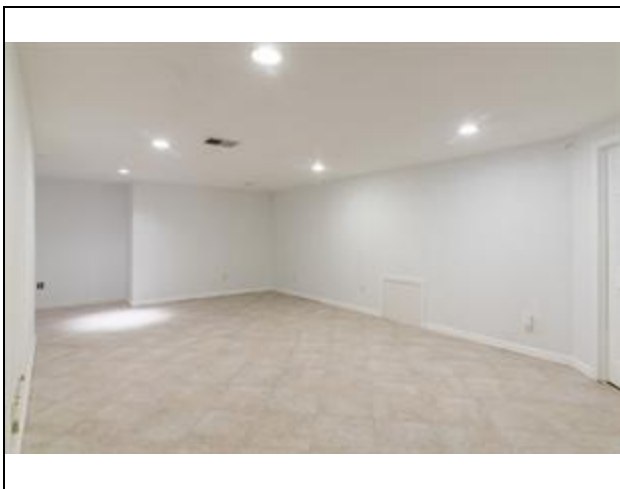
Bathroom - Master



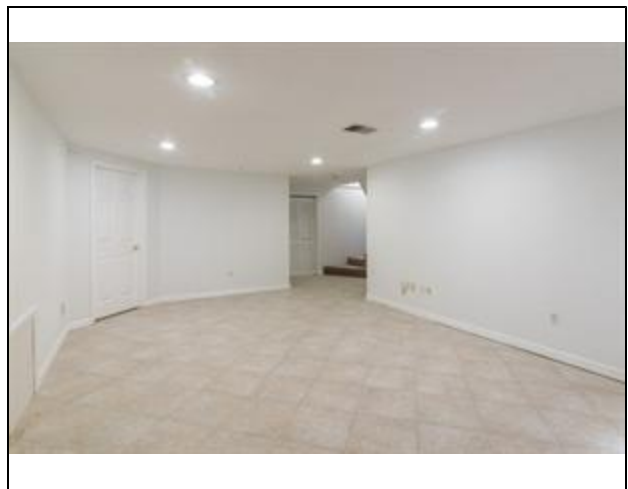
Bedroom 2



Bathroom - Full



Family Room



Family Room



Exterior - Back



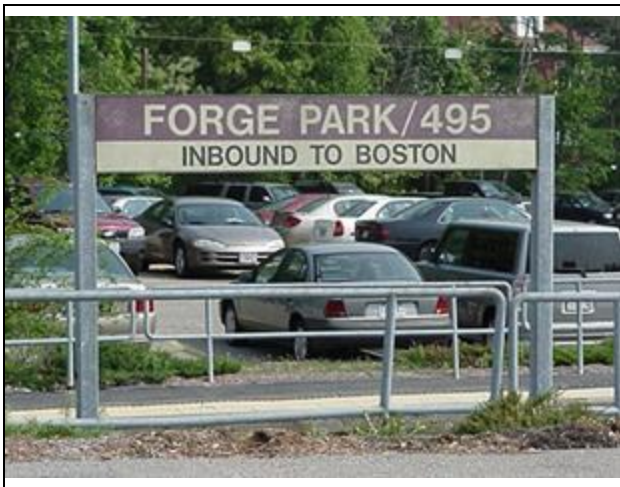
Exterior - Front



Parking



Garage



MLS # 72299093 - Sold
36 Stone Ridge Rd U:36, Franklin, MA 02038-3166

Condominium - Condo
Sale Price: \$275,000



113 Stone Ridge Rd - Unit 113
Franklin, MA 02038-3146
Condo

MLS #: **72311032** Status: **Sold**
List Price: **\$285,000** Sale Price: **\$305,000**
List Date: **4/18/2018** Sale Date: **6/5/2018**
Area: Off Market Date: **4/24/2018**
List\$/Sq. Ft.: **\$199.30** Sold \$/Sq. Ft. **\$213.29**
Days on Market (Total): **8** Days on Market (Office): **8**

Property Features

Rooms: **5** Style: **Townhouse**
Bedrooms: **2** Type: **Condo**
Baths: **2f 1h** Unit Level: **1**
Master Bath: Placement:
Fireplaces: **1** Approx. Living Area: **1,430 Sq. Ft.**
Year Built: **1986** Outdoor Space Avail:
Units: **163** Garage: **1**
Elevator: Parking: **1**
Handicap Access/Features:
Association: **Yes** Fee: **\$413**
Fee Includes: **Master Insurance, Swimming Pool, Exterior Maintenance, Landscaping, Snow Removal, Tennis Court, Clubroom**



Room Descriptions

Room	Level	Size	Features
Living Room:	1		Flooring - Hardwood, Slider
Dining Room:	1		Ceiling Fan(s), Flooring - Stone/Ceramic Tile
Family Room:	1		Fireplace, Flooring - Hardwood, Window(s) - Picture, Recessed Lighting
Kitchen:	1		Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Recessed Lighting, Peninsula
Master Bedroom:	2		Flooring - Wall to Wall Carpet, Window(s) - Picture
Bedroom 2:	2		Flooring - Wall to Wall Carpet, Window(s) - Picture
Bath 1:	1		Flooring - Stone/Ceramic Tile
Bath 2:	2		Flooring - Stone/Ceramic Tile
Bath 3:	2		Flooring - Stone/Ceramic Tile
Laundry:	2		-
Other:	3		Skylight, Flooring - Wall to Wall Carpet

Features & Other Information

Appliances: **Range**
Basement: **Yes Interior Access**
Cooling: **Central Air**
Exclusions:
Exterior: **Vinyl**
Exterior Features: **Deck**
Facing Direction:
Heating: **Forced Air, Gas**
Lead Paint: **Unknown**
Pets Allowed: **Yes w/ Restrictions**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Remarks

Beautifully Maintained Spacious Unit in the Highly Sought After Stone Ridge Condominiums, Featuring 3rd Floor Loft! *Granite Kitchen with Breakfast Nook, New Dishwasher and Microwave *Open Living Room, Dining Room Floor Plan with Sliders to Deck *Recessed Lighting *Hardwood Flooring *Gas Fireplace *Two Generous Sized Bedrooms on Second Floor, with Convenient 2nd Floor Laundry, Includes Huge Master Suite with Master Bath and More than Ample Closets *Updated Plumbing Fixtures in Bathrooms *The Freshly Painted Large 3rd Floor Loft Has Endless Possibilities, Presently Being Used as 3rd Bedroom *Interior Access to Garage *Full Basement with Lots of Storage Space *New Heating and Central Air System in 2017 *Brand New Water Heater April 2018 *Very Desirable Complex Includes Clubhouse, Swimming Pool, Basketball Court, and Tennis Court *Perfect Location in Close Proximity to Major Routes, Shopping, Restaurants, Town, and Commuter Rail **Seller Will Entertain Offers Between \$285,000 and \$320,000

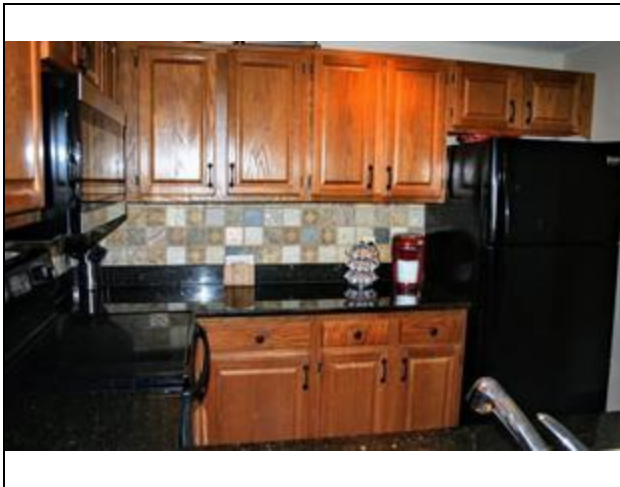
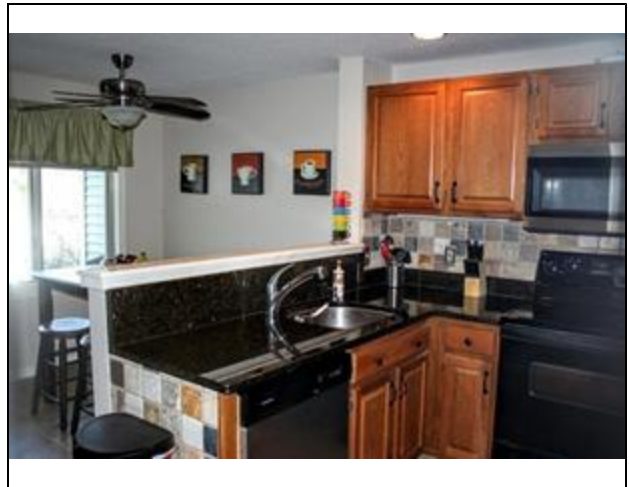
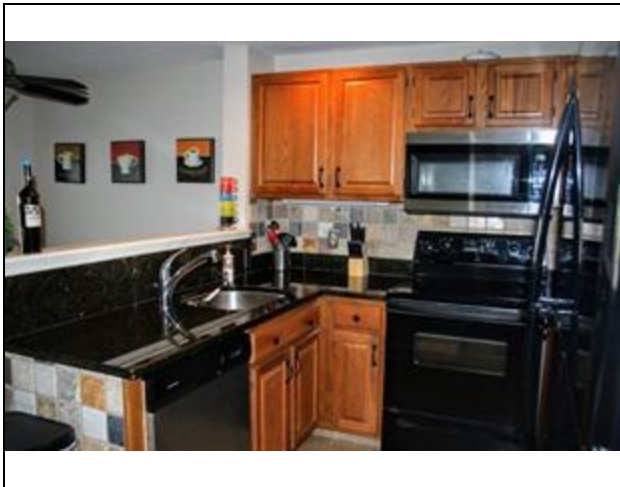
Tax Information

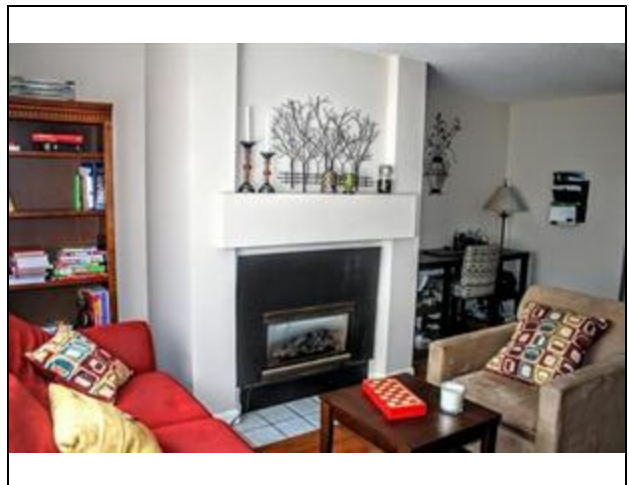
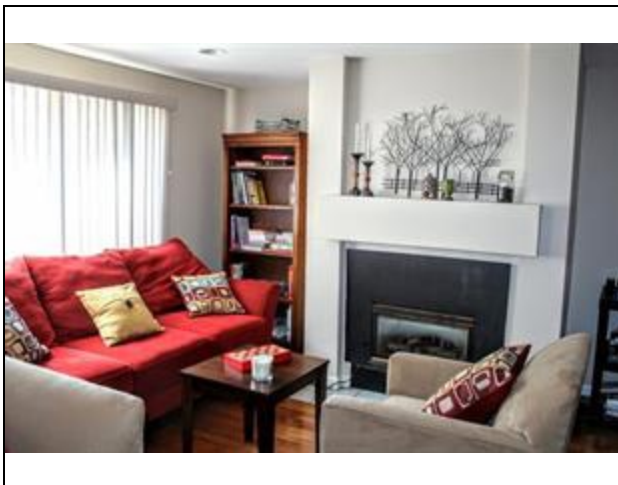
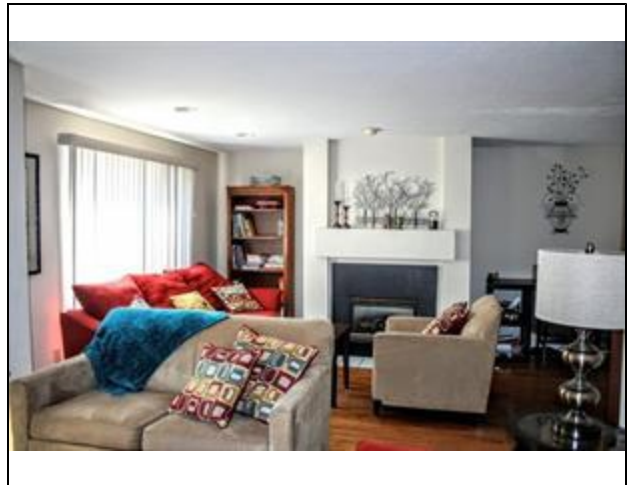
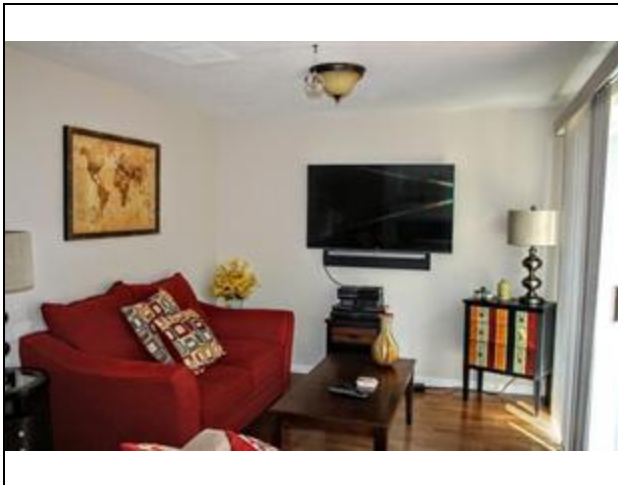
2018 Taxes: \$3,837 Assessment: **\$261,900**
Pin #: **M:276 L:017-035**

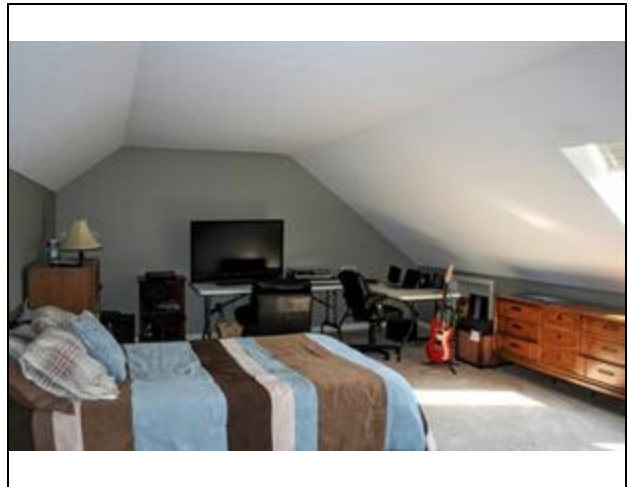
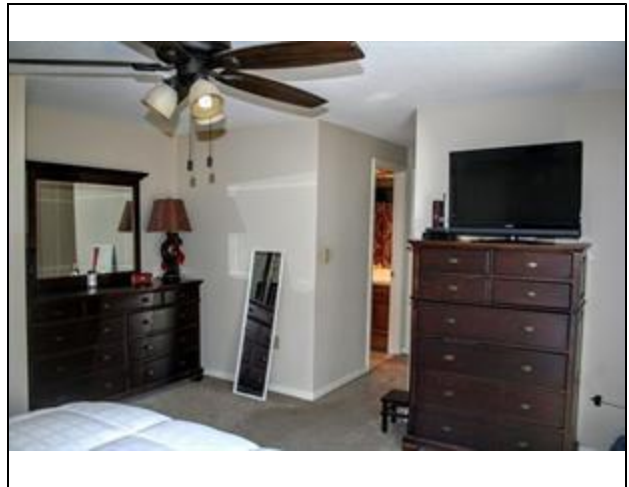
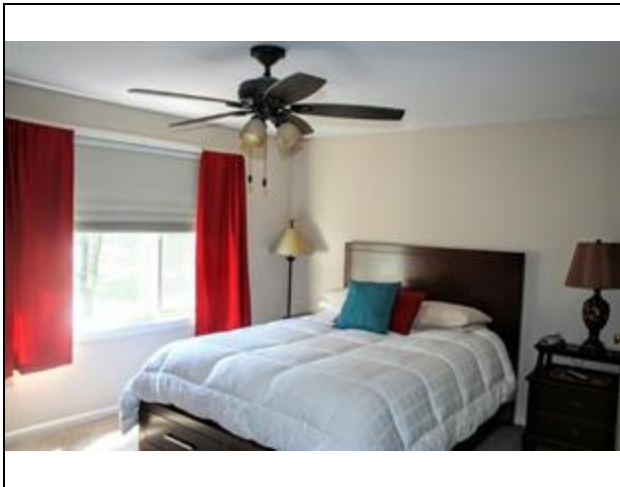
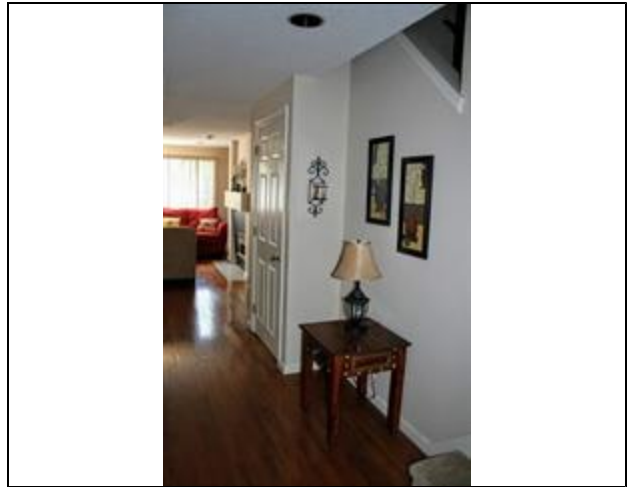
Cert: **1196405** Zoning Code: **0**
Map: Block: Lot: Book: **0** Page: **0**

Market History for 113 Stone Ridge Rd U:113, Franklin, MA 02038-3146

MLS #	Date		DOM	DTO	Price
72311032	4/18/2018	Listed for \$285,000			\$285,000
UAG	4/26/2018	Status Changed to: Under Agreement			
SLD	6/6/2018	Status Changed to: Sold			
	6/5/2018	Sold for \$305,000	8	6	\$305,000
Market History for Office Id: BB5993			8	6	\$305,000
Market History for this property			8	6	\$305,000







MLS # 72311032 - Sold
113 Stone Ridge Rd U:113, Franklin, MA 02038-3146

Condominium - Condo
Sale Price: \$305,000

