

2405 Franklin Crossing Rd - Unit 2405
Franklin, MA 02038-2996
Condo

MLS #: 72780936	Status: Sold
List Price: \$224,500	Sale Price: \$224,500
List Date: 10/30/2020	Sale Date: 3/17/2021
Area:	Off Market Date: 2/1/2021
List\$/Sq. Ft.: \$230.49	Sold \$/Sq. Ft. \$230.49
Days on Market (Total): 188	Days on Market (Office): 188

Property Features

Rooms: 4	Style: Garden
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 2
Master Bath:	Placement: Middle
Fireplaces: 0	Approx. Living Area: 974 Sq. Ft.
Year Built: 1985	Outdoor Space Avail: Yes - Common
# Units: 156	Garage: 0
Elevator: No	Parking: 2 On Street Permit

Handicap Access/Features:

Association: **Yes** Fee: **\$295**

Fee Includes: **Water, Sewer, Master Insurance, Swimming Pool, Laundry Facilities, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Tennis Court, Playground, Park, Walking/Jogging Trails, Refuse Removal**



Room Descriptions

Room	Level	Size	Features
Living Room:	1		Flooring - Laminate, Balcony / Deck, Open Floor Plan
Dining Room:	1		Flooring - Laminate
Kitchen:	1		Flooring - Vinyl
Master Bedroom:	1		Closet - Walk-in, Flooring - Laminate, Window(s) - Picture
Bedroom 2:	1		Closet, Flooring - Laminate, Window(s) - Bay/Bow/Box
Bath 1:	1		Bathroom - Half, Flooring - Vinyl

Features & Other Information

Appliances: **Range, Dishwasher, Refrigerator**

Basement: **No**

Cooling: **Central Air**

Exclusions:

Exterior: **Vinyl**

Exterior Features: **Balcony**

Facing Direction:

Heating: **Forced Air, Electric**

Hot Water: **Electric**

Lead Paint: **None**

Living Area Disclosures: **Public record**

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

FRESHLY PAINTED, SUNNY CONDO IN IDEAL LOCATION! Come visit this bright 2nd floor unit in the serene community of Franklin Crossing! The condo features two bedrooms, one full bathroom, galley kitchen and open dining and living rooms. The slider from the living room leads to your own private balcony with stunning, sunny views of the surrounding woods and trails. The laminate flooring in dining room and living room adds glamour. The tree-lined community features an in-ground pool, basketball and tennis courts, trails and a playground. The location of this complex is ideal; it is close to shops, the commuter rail, downtown Franklin and major highways. Close to I495, I95, and RT 140. Easy commute and peaceful environment! Welcome home!

Tax Information

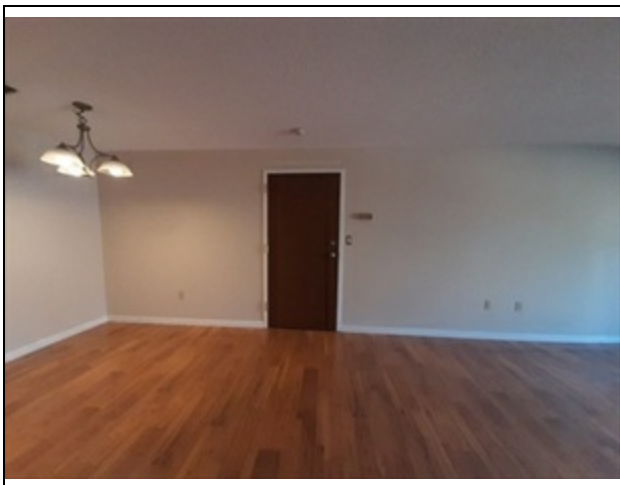
2020 Taxes: \$2,371	Assessment: \$163,400	Cert: 208230	Zoning Code: RES
Pin #: M:270 L:021-113		Map:	Block: Lot: Book: 17632 Page: 406

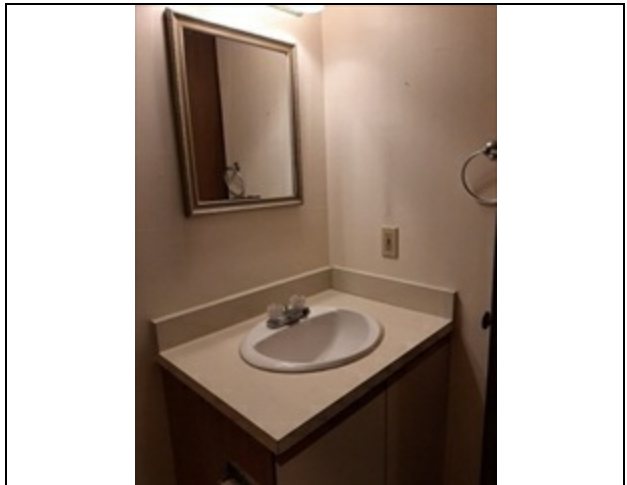
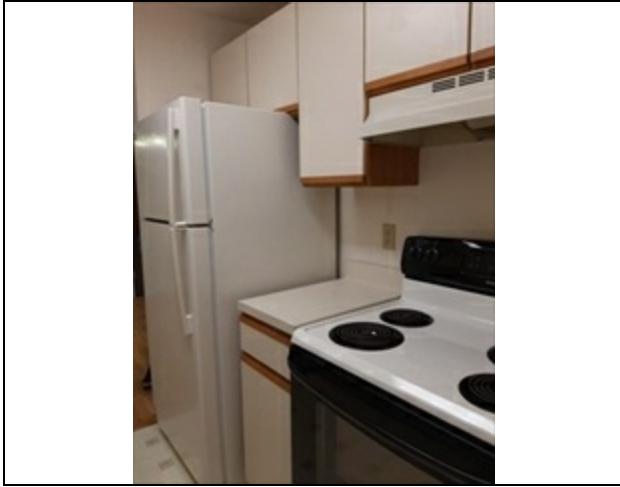
Compensation

Sub-Agent: Not Offered	Buyer Agent: 2.0	Facilitator: 1.0
Compensation Based On: Gross/Full Sale Price		

MLS # 72780936 - Sold
2405 Franklin Crossing Rd U:2405, Franklin, MA 02038-2996

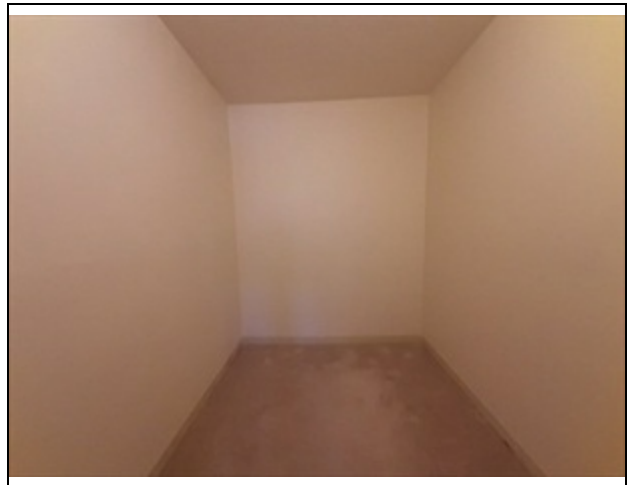
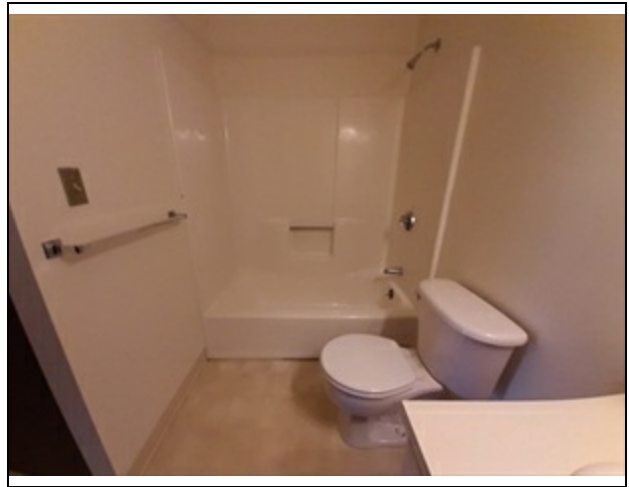
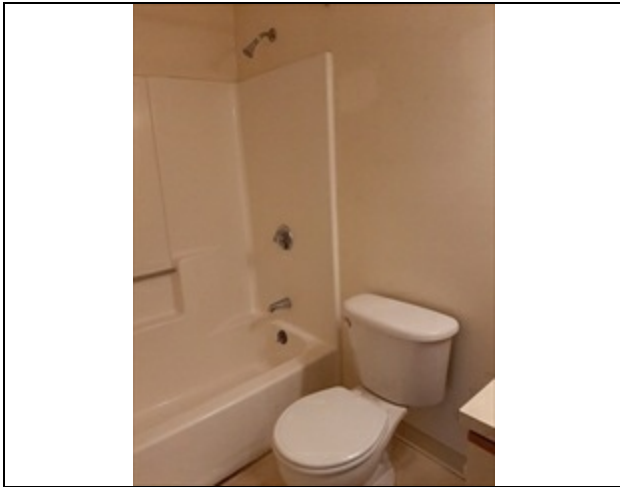
Condominium - Condo
Sale Price: \$224,500





MLS # 72780936 - Sold
2405 Franklin Crossing Rd U:2405, Franklin, MA 02038-2996

Condominium - Condo
Sale Price: \$224,500



MLS # 72780936 - Sold
2405 Franklin Crossing Rd U:2405, Franklin, MA 02038-2996

Condominium - Condo
Sale Price: \$224,500



2408 Franklin Crossing Rd - Unit 2408
Franklin, MA 02038-2996
Condo

MLS #: 72723308	Status: Sold
List Price: \$234,500	Sale Price: \$232,500
List Date: 9/9/2020	Sale Date: 4/30/2021
Area:	Off Market Date: 4/8/2021
List\$/Sq. Ft.: \$241.01	Sold \$/Sq. Ft. \$238.95
Days on Market (Total): 212	Days on Market (Office): 212

Property Features

Rooms: 4	Style: Garden
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 2
Master Bath:	Placement: Middle
Fireplaces: 0	Approx. Living Area: 973 Sq. Ft.
Year Built: 1985	Outdoor Space Avail: Yes - Common
# Units: 156	Garage: 0
Elevator: No	Parking: 2 On Street Permit

Handicap Access/Features:

Association: **Yes** Fee: **\$300**

Fee Includes: **Water, Sewer, Master Insurance, Swimming Pool, Laundry Facilities, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Tennis Court, Playground, Park, Walking/Jogging Trails, Refuse Removal**



Room Descriptions

Room	Level	Size	Features
Living Room:	2	-	-
Dining Room:	2	-	-
Kitchen:	2	-	-
Master Bedroom:	2	-	-
Bedroom 2:	2	-	-
Bath 1:	2	-	-

Features & Other Information

Appliances: **Range, Dishwasher, Refrigerator**

Basement: **No**

Cooling: **Central Air**

Exclusions:

Exterior: **Vinyl**

Exterior Features: **Balcony**

Facing Direction:

Heating: **Forced Air, Electric**

Hot Water: **Electric**

Lead Paint: **None**

Living Area Disclosures: **Public record**

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

Come visit this beautiful 2nd floor unit in charming Franklin Crossing! The condo features two bedrooms, one full bathroom, galley kitchen with new appliances, open dining and living rooms. The slider from the living room leads to your own private balcony with stunning wood views. The tree-lined community features an in-ground pool, basketball and tennis courts, trails and a playground. The location of this complex is ideal; it is close to shops, the commuter rail, downtown Franklin and major highways. Close to I495, I95, and RT 140. Easy commute and serene living! Make this your new home.

Tax Information

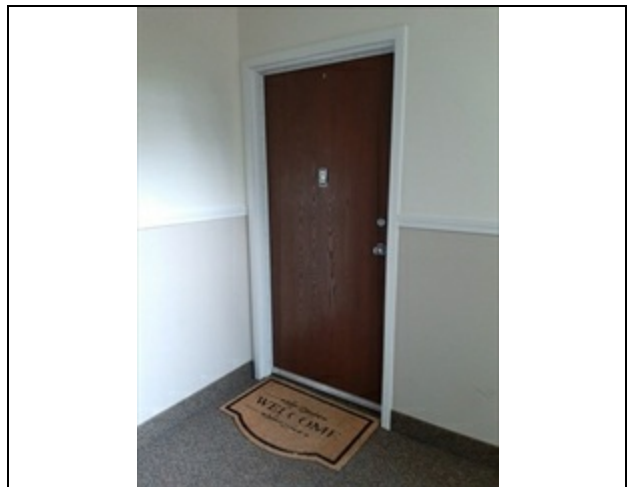
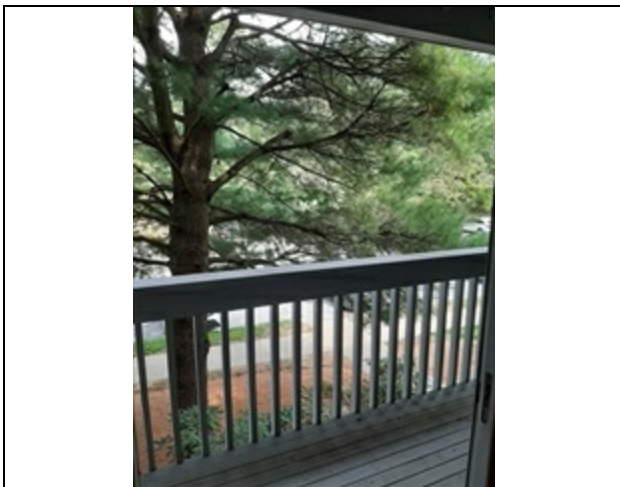
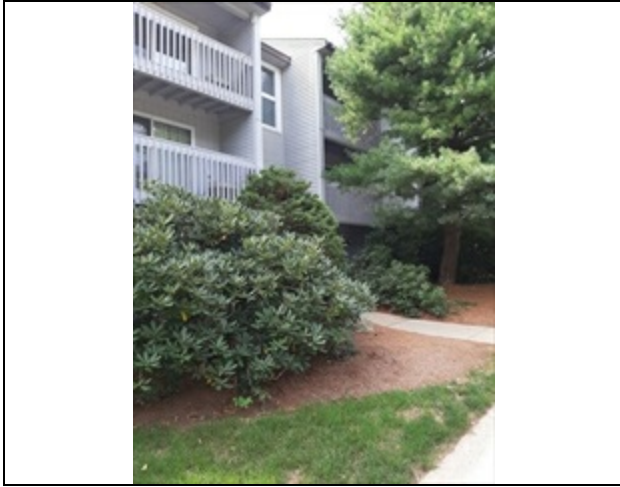
2020 Taxes: \$2,384	Assessment: \$164,300	Cert:	Zoning Code: RES
Pin #: M:270 L:021-116		Map:	Block: Lot: Book: 12373 Page: 121

Compensation

Sub-Agent: Not Offered	Buyer Agent: 2.0	Facilitator: 1.0
Compensation Based On: Gross/Full Sale Price		

MLS # 72723308 - Sold
2408 Franklin Crossing Rd U:2408, Franklin, MA 02038-2996

Condominium - Condo
Sale Price: \$232,500



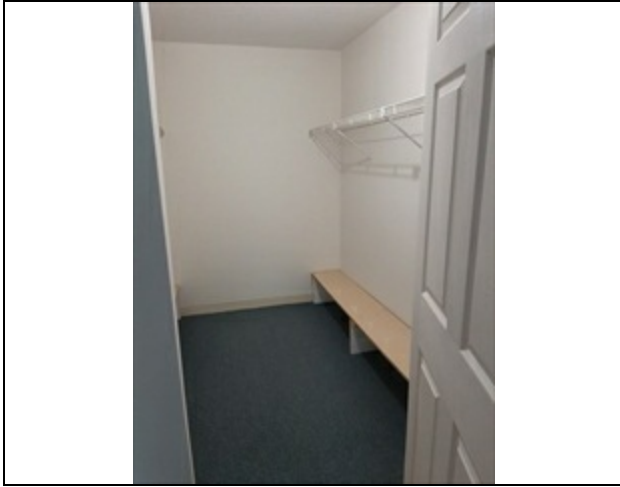
MLS # 72723308 - Sold
2408 Franklin Crossing Rd U:2408, Franklin, MA 02038-2996

Condominium - Condo
Sale Price: \$232,500



MLS # 72723308 - Sold
2408 Franklin Crossing Rd U:2408, Franklin, MA 02038-2996

Condominium - Condo
Sale Price: \$232,500



2403 Franklin Crossing Rd - Unit 2403
Franklin, MA 02038-2996
Condo

MLS #: 72880969	Status: Sold
List Price: \$239,900	Sale Price: \$235,000
List Date: 8/12/2021	Sale Date: 9/20/2021
Area:	Off Market Date: 9/1/2021
List\$/Sq. Ft.: \$260.76	Sold \$/Sq. Ft. \$255.43
Days on Market (Total): 21	Days on Market (Office): 21

Property Features

Rooms: 5	Style: Garden
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 1
Master Bath: No	Placement: Street
Fireplaces: 0	Approx. Living Area: 920 Sq. Ft.
Year Built: 1985	Outdoor Space Avail: Yes - Common
# Units: 156	Garage: 0
Elevator: No	Parking: 2

Handicap Access/Features:

Association: **Yes** Fee: **\$293**

Fee Includes: **Water, Sewer, Master Insurance, Swimming Pool, Laundry Facilities, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Tennis Court, Playground, Walking/Jogging Trails, Refuse Removal**



Room Descriptions

Room	Level	Size	Features
Living Room:	1	-	-
Dining Room:	1	-	-
Kitchen:	1	-	-
Master Bedroom:	1	-	-
Bedroom 2:	1	-	-
Bath 1:	1	-	-
Laundry:	1	-	-

Features & Other Information

Appliances: **Range, Dishwasher, Refrigerator**

Basement: **No**

Cooling: **Central Air**

Electric: **Circuit Breakers**

Exclusions:

Exterior Features: **Covered Patio/Deck, Tennis Court**

Facing Direction:

Heating: **Forced Air, Electric**

Hot Water: **Electric**

Lead Paint: **None**

Sewer Utilities: **City/Town Sewer**

Water Utilities: **City/Town Water**

Waterfront: **No**

Short Sale w/Lndr. App. Req: **No**

Lender Owned: **No**

Remarks

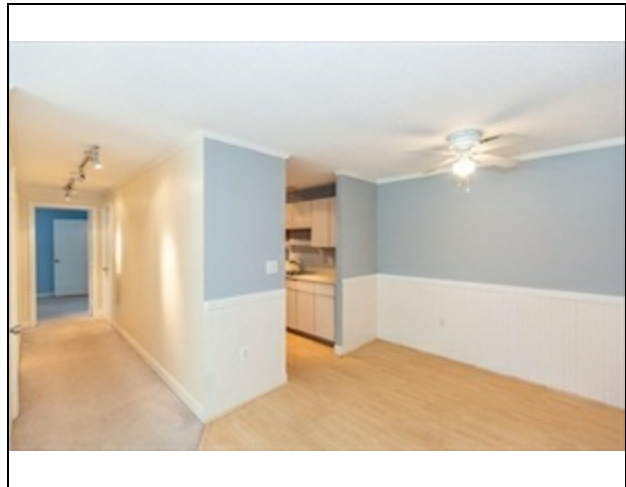
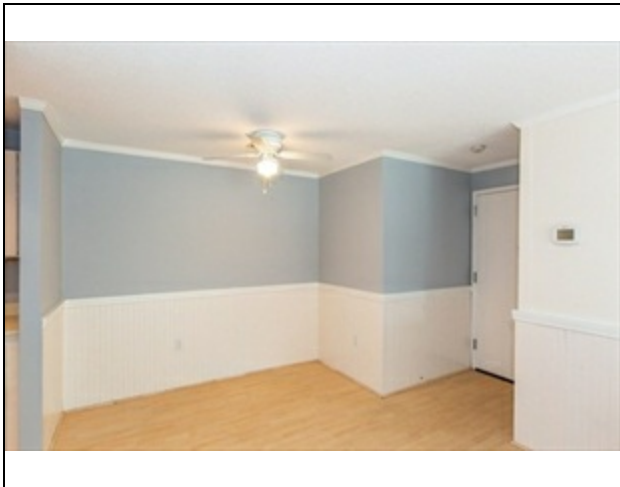
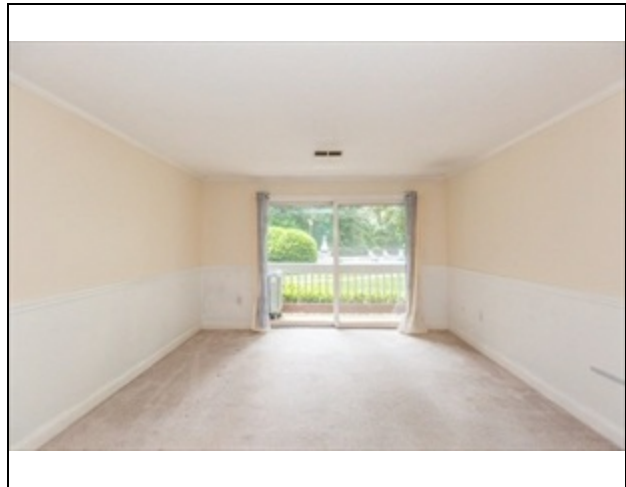
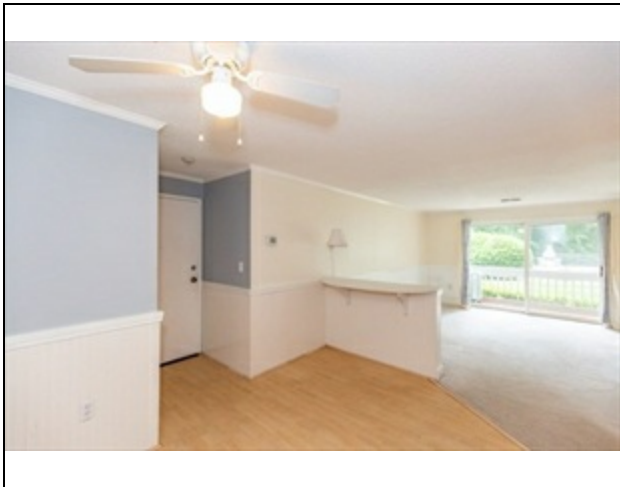
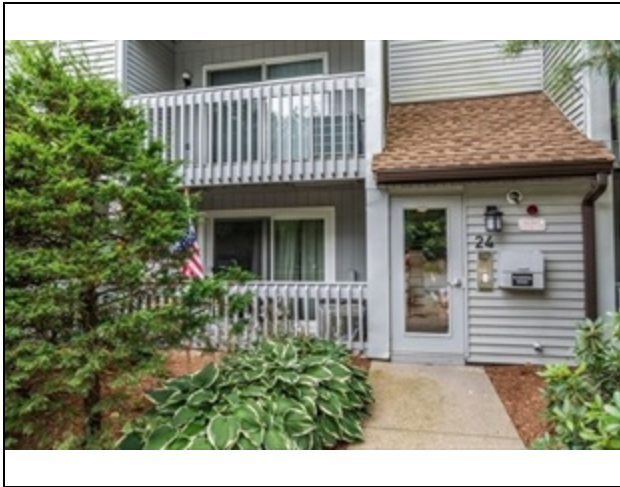
Welcome to Franklin Crossing. This condominium complex has so much to offer. Just minutes from the highway and fantastic shopping and dining options, this 2 bedroom, 1 bath, first floor unit with central air and an open living and dining space, can be found nestled in the back of the complex. It's large outdoor balcony has easy views to the swimming pool. Both bedrooms are a great size, and both have oversized closets with the master having a walk-in as well as a separate linen closet. This complex also has a separate playground and outdoor tennis and basketball courts. Laundry is not available inside the unit, but can be found right outside your door off the entryway hall. Pets are also welcome. Please see the condo rules for any limitations on size or breed..

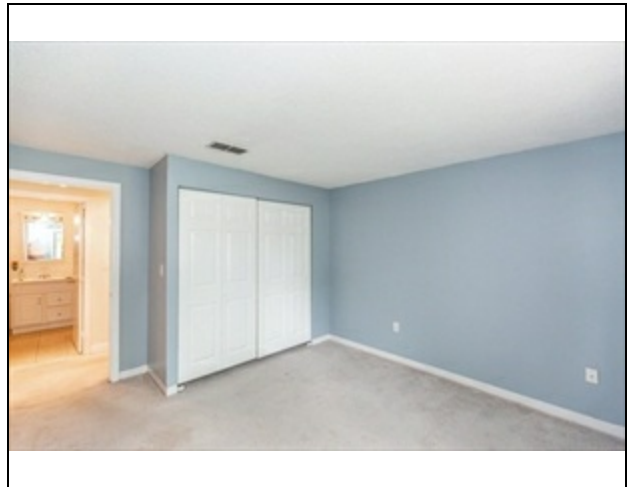
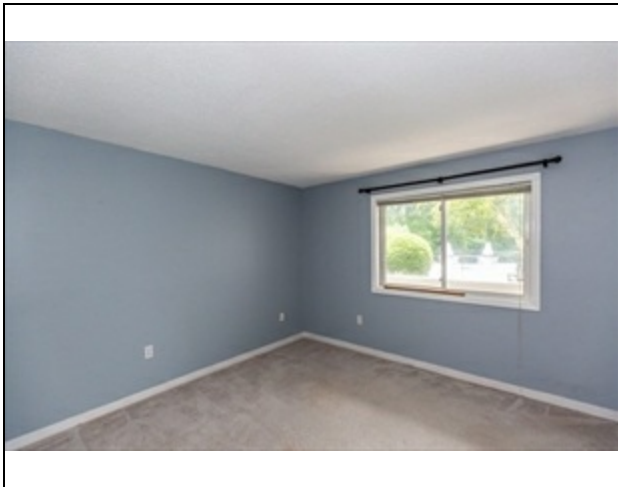
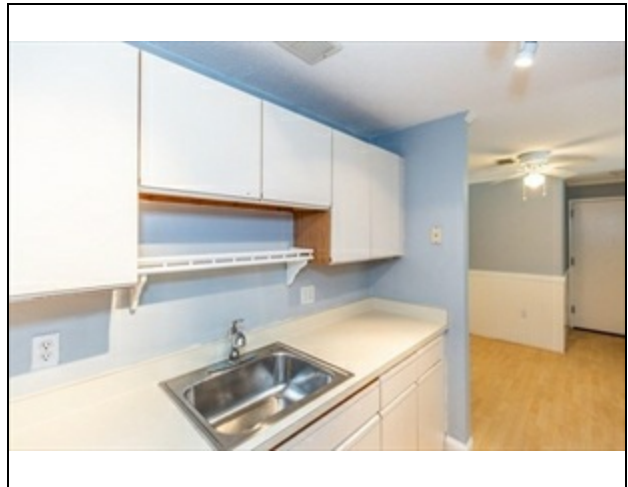
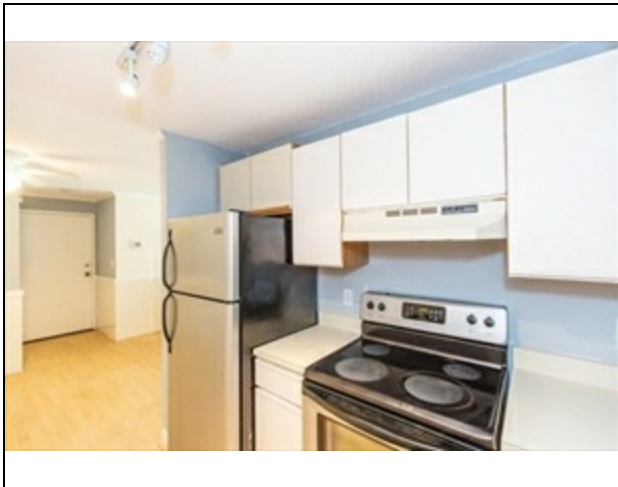
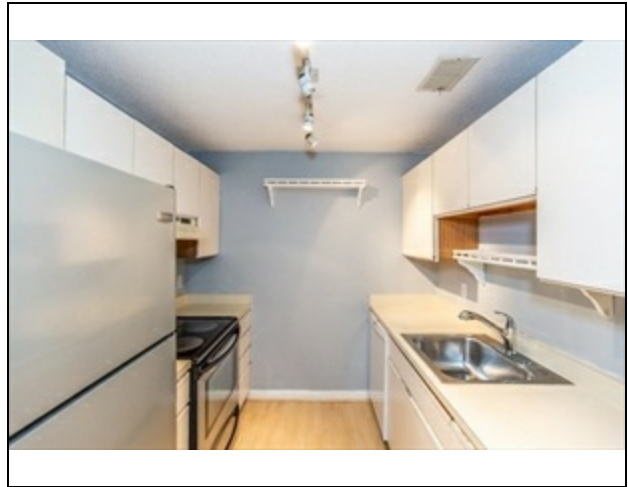
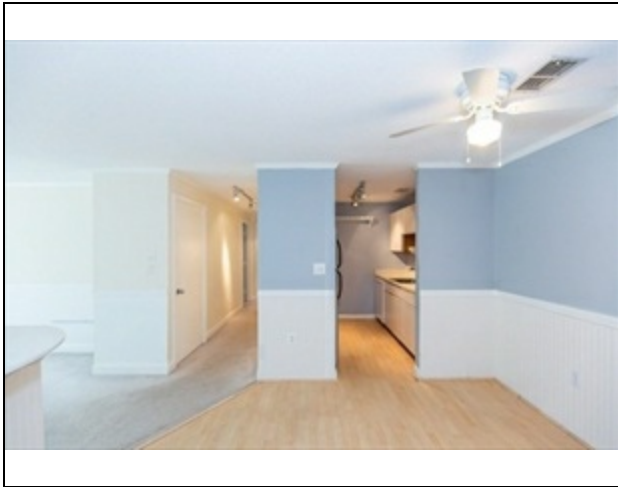
Tax Information

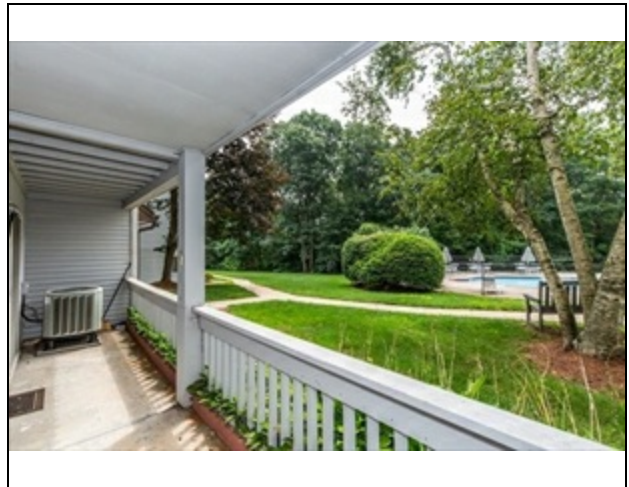
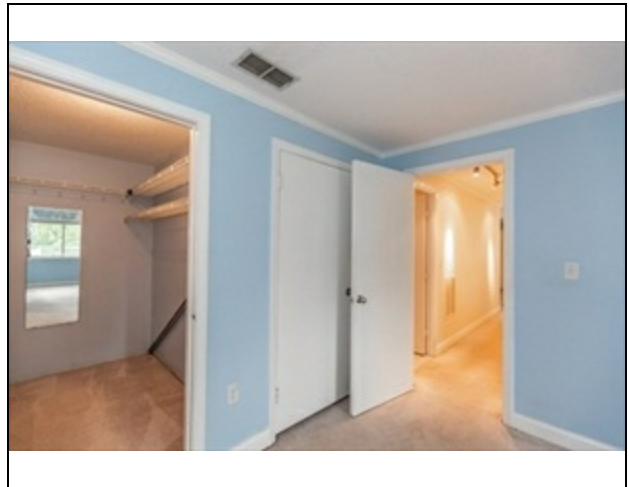
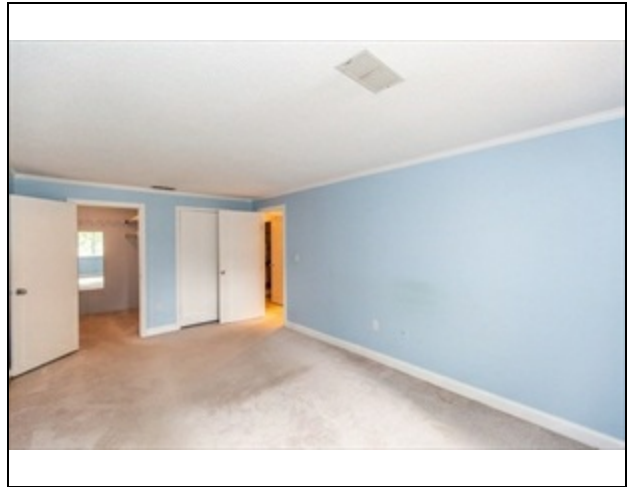
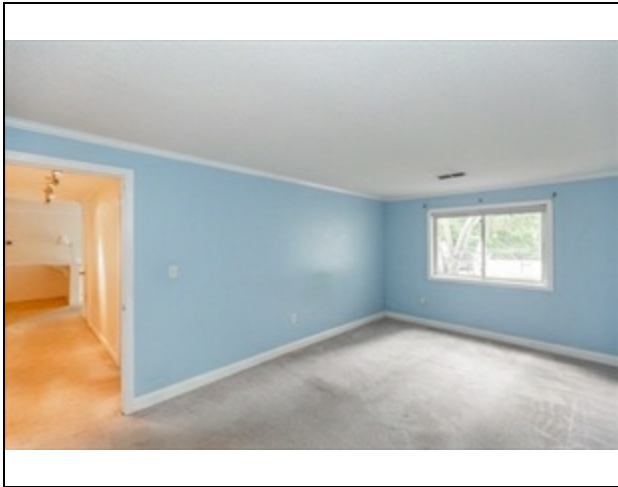
2021 Taxes: \$2,749.81	Assessment: \$187,700	Cert:	Zoning Code: RES
Pin #:		Map:	Block: Lot: Book: 27980 Page: 237

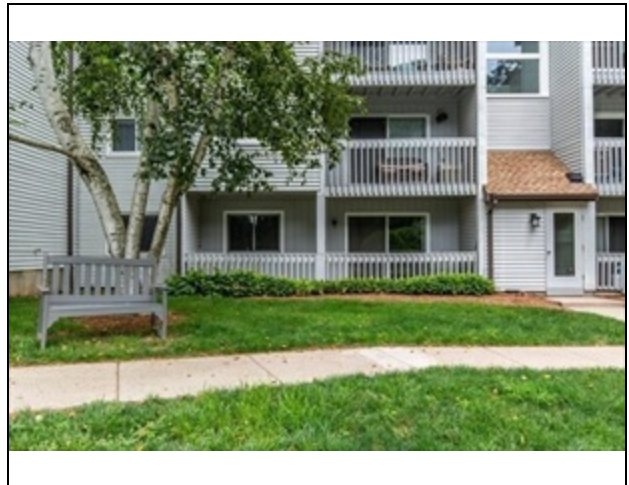
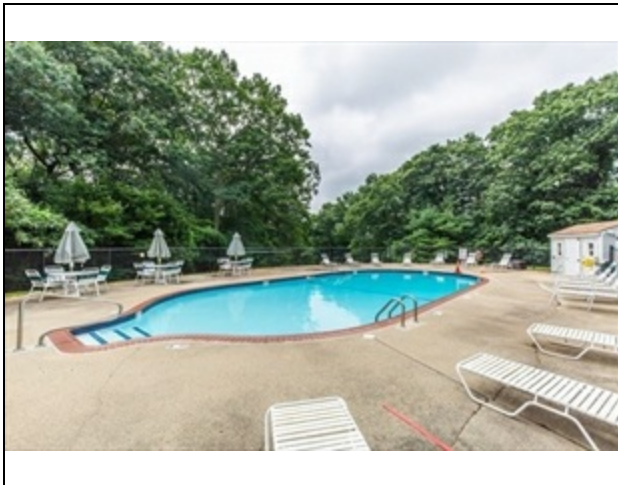
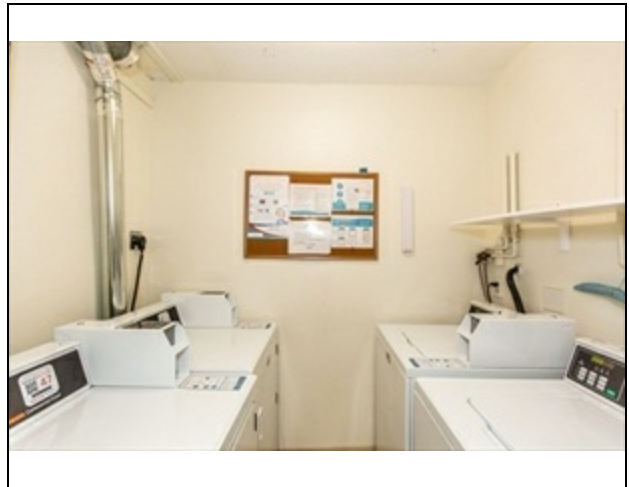
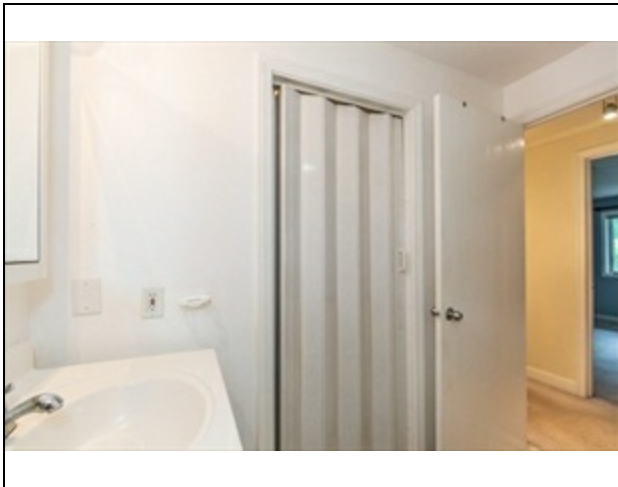
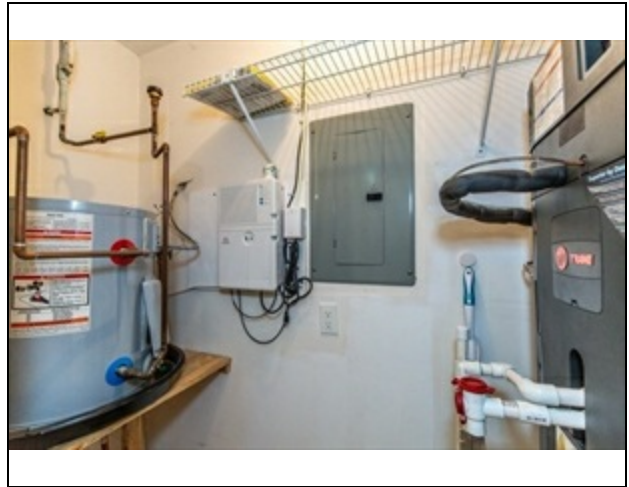
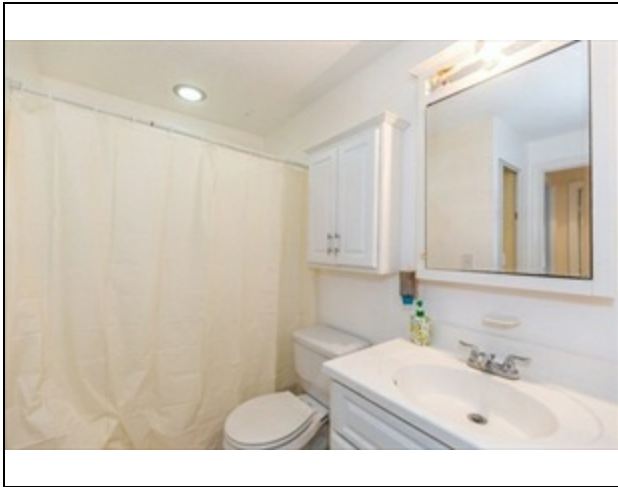
Compensation

Sub-Agent: Not Offered	Buyer Agent: 2.25%	Facilitator: 1%
Compensation Based On: Net Sale Price		









MLS # 72880969 - Sold
2403 Franklin Crossing Rd U:2403, Franklin, MA 02038-2996

Condominium - Condo
Sale Price: \$235,000



609 Franklin Crossing Rd - Unit 609
Franklin, MA 02038
Condo

MLS #: 72900279	Status: Sold
List Price: \$239,900	Sale Price: \$235,000
List Date: 9/24/2021	Sale Date: 11/22/2021
Area:	Off Market Date: 10/14/2021
List\$/Sq. Ft.: \$252	Sold \$/Sq. Ft. \$246.85
Days on Market (Total): 21	Days on Market (Office): 21

Property Features

Rooms: 4	Style: Garden
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 3
Master Bath:	Placement: Upper
Fireplaces: 0	Approx. Living Area: 952 Sq. Ft.
Year Built: 1985	Outdoor Space Avail:
# Units: 156	Garage: 0
Elevator:	Parking: 2 Common, Guest
Handicap Access/Features:	
Association: Yes Fee: \$311	
Fee Includes: Sewer, Master Insurance, Swimming Pool, Exterior Maintenance	



Room Descriptions

Room	Level	Size	Features
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Features & Other Information

Appliances: **Dishwasher, Disposal, Refrigerator**
 Basement: **No**
 Cooling: **Central Air**
 Exclusions:
 Exterior: **Vinyl**
 Exterior Features: **Balcony, Tennis Court**
 Facing Direction:
 Heating: **Forced Air, Heat Pump, Electric, Individual**
 Interior Features: **Intercom**
 Lead Paint: **None**
 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

Move right into this large, two bedroom, top floor unit! Sun filled, well cared for unit with two generously sized bedrooms. Private deck off of the living room. Enjoy the amenities this complex has to offer such as swimming pool, tennis courts, and playground. Shared laundry in the building. Close to 495, train, and shopping. Open house Saturday 9/25

Tax Information

2021 Taxes: \$2,795 Assessment: **\$190,800**
 Pin #: **M:270 L:021-033**

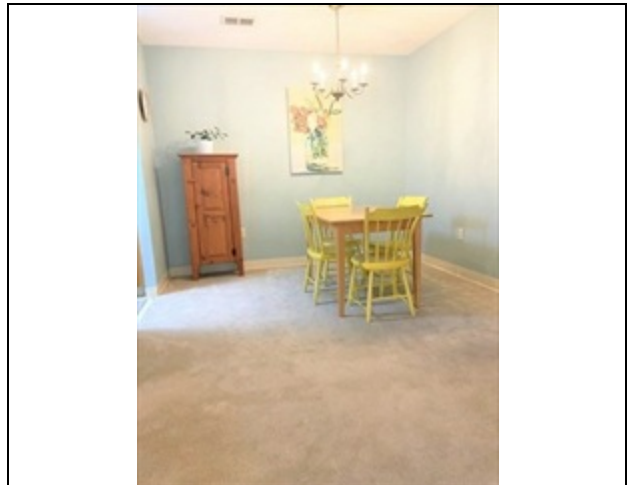
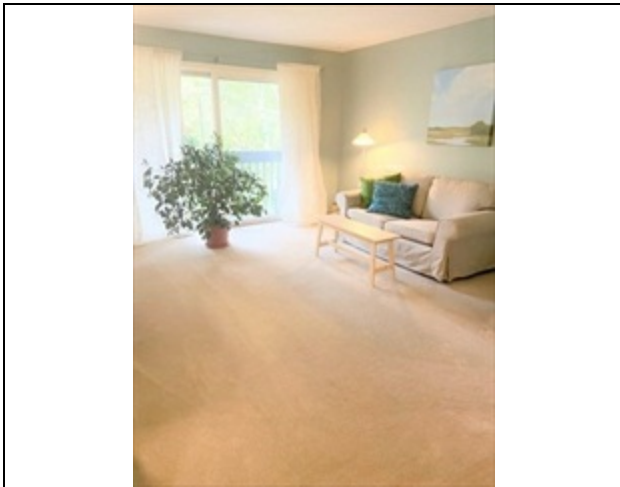
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 Map: Block: Lot: Book: **23229** Page: **136**

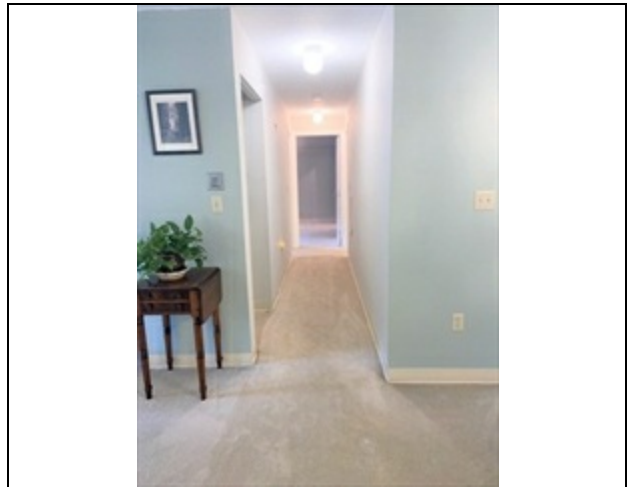
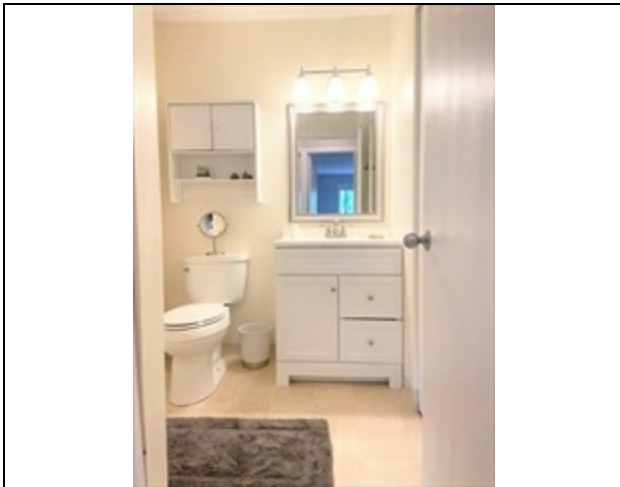
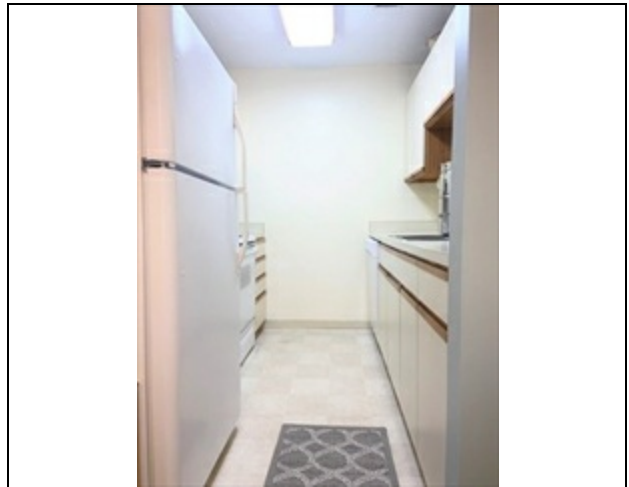
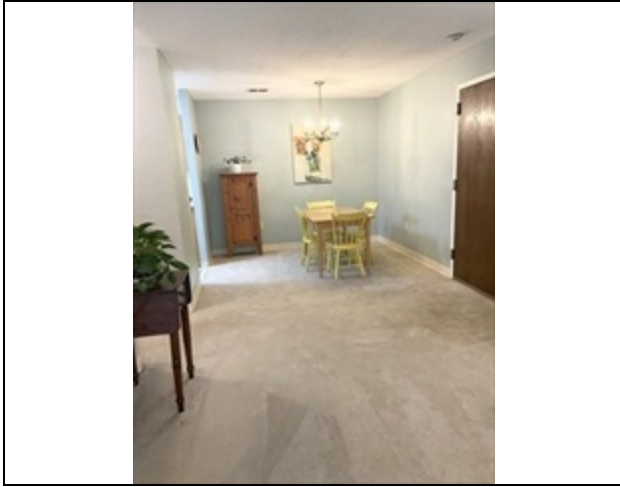
Compensation

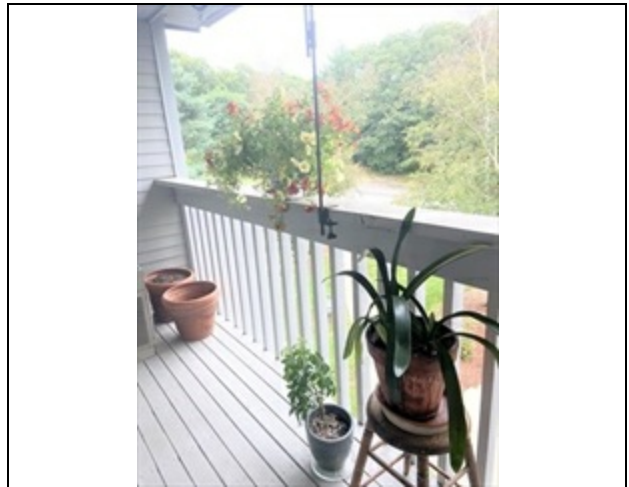
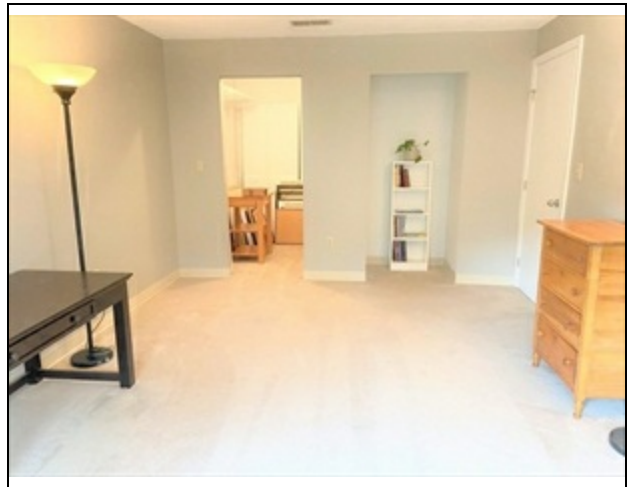
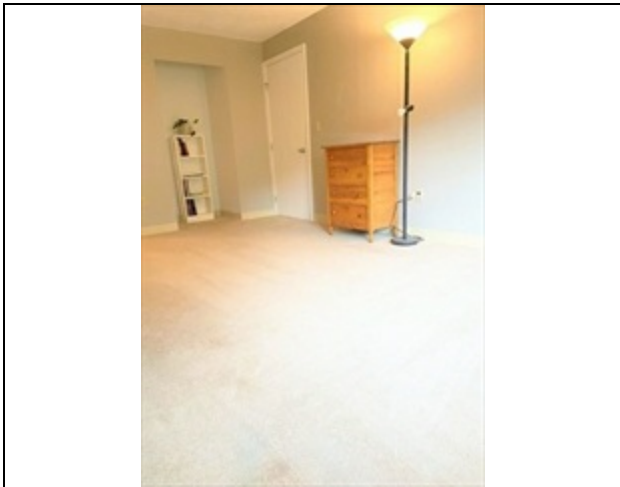
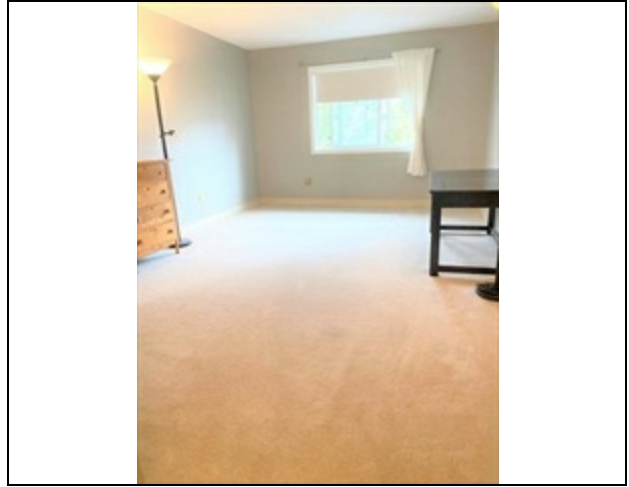
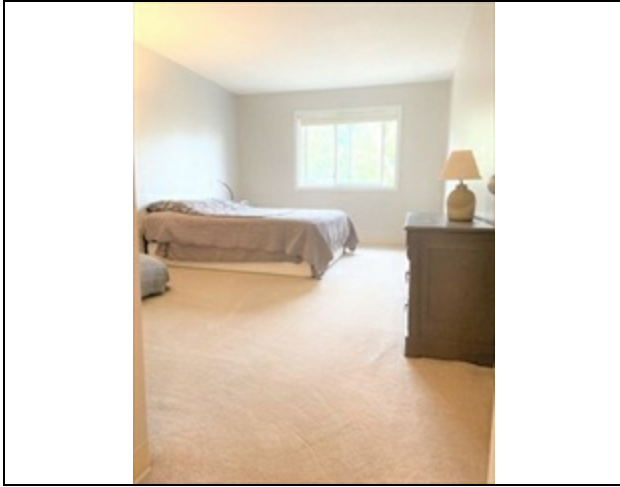
Sub-Agent: Not Offered	Buyer Agent: 2.0	Facilitator: 0
Compensation Based On: Net Sale Price		

MLS # 72900279 - Sold
609 Franklin Crossing Rd U:609, Franklin, MA 02038

Condominium - Condo
Sale Price: \$235,000







MLS # 72900279 - Sold
609 Franklin Crossing Rd U:609, Franklin, MA 02038

Condominium - Condo
Sale Price: \$235,000



2411 Franklin Crossing Road - Unit 2411
Franklin, MA 02038
Condo

MLS #: 72795828	Status: Sold
List Price: \$249,900	Sale Price: \$240,000
List Date: 3/10/2021	Sale Date: 5/5/2021
Area:	Off Market Date: 4/7/2021
List\$/Sq. Ft.: \$256.57	Sold \$/Sq. Ft. \$246.41
Days on Market (Total): 29	Days on Market (Office): 29

Property Features

Rooms: 5	Style: Mid-Rise
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 3
Master Bath:	Placement:
Fireplaces: 0	Approx. Living Area: 974 Sq. Ft.
Year Built: 1985	Outdoor Space Avail:
# Units: 156	Garage: 0
Elevator:	Parking: 1
Handicap Access/Features:	

Association: **Yes** Fee: **\$311**

Fee Includes: **Water, Master Insurance, Swimming Pool, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Playground, Management Fee**

Room Descriptions

Room	Level	Size	Features
Living Room:			Flooring - Laminate, Balcony / Deck
Dining Room:			Flooring - Laminate
Master Bedroom:			Closet - Walk-in, Closet

Features & Other Information

Appliances: **Dishwasher, Disposal, Microwave, Refrigerator, Freezer**
 Basement: **No**
 Cooling: **Central Air**
 Exclusions:
 Exterior Features: **Porch**
 Facing Direction:
 Heating: **Forced Air**
 Lead Paint: **None**
 Sewer Utilities: **City/Town Sewer**
 Water Utilities: **City/Town Water**
 Waterfront: **No**
 Short Sale w/Lndr. App. Req: **No**
 Lender Owned: **No**

Remarks

Rarely available top floor unit at Franklin Crossing with nice views of the in-ground pool and well maintained grounds. New LED recessed lights throughout the unit and NEST central air and heating system. Two spacious bedrooms with tons of closet space. Playground, basketball court and ample guest parking on the property. Great location-close to commuter rail, Route 495, and shopping.

Tax Information

2020 Taxes: \$2,500 Assessment: **\$172,500**

Pin #:

Cert: Zoning Code: **0**

Map: Block: Lot: Book: **37186** Page: **437**

Compensation

Sub-Agent: **Not Offered**

Buyer Agent: **2.5**

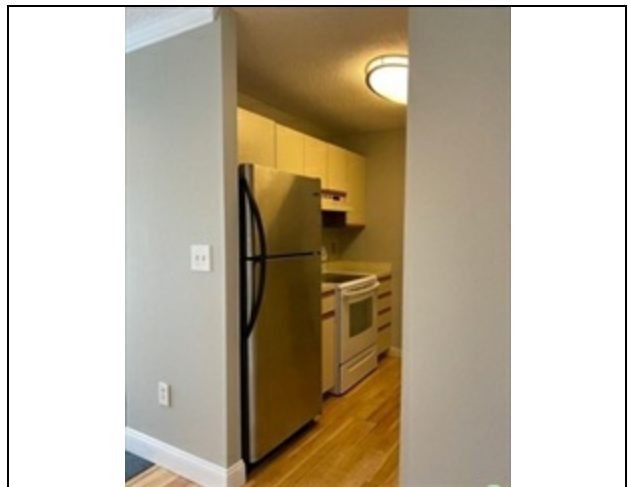
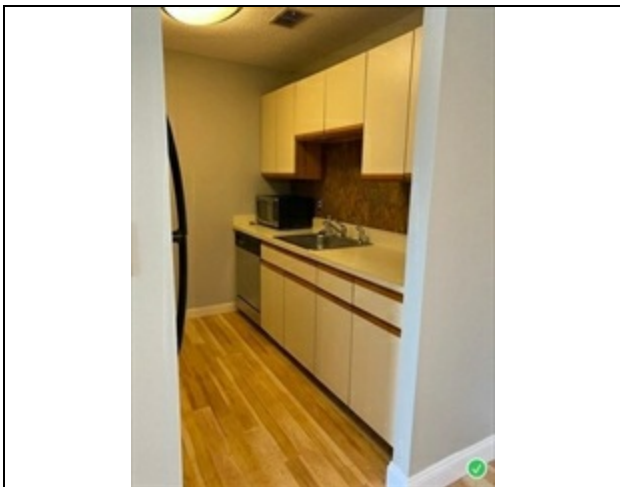
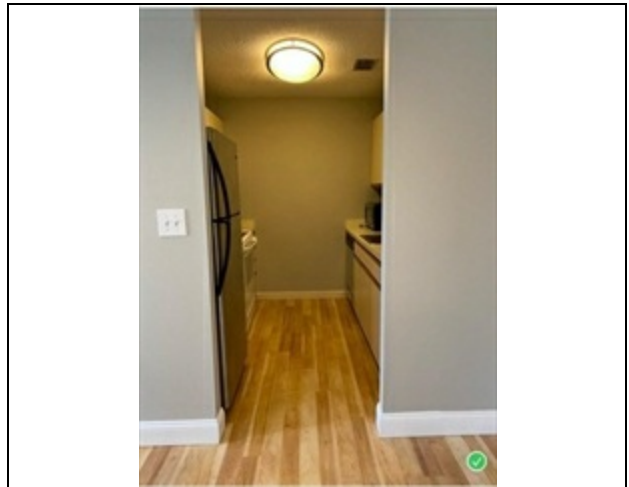
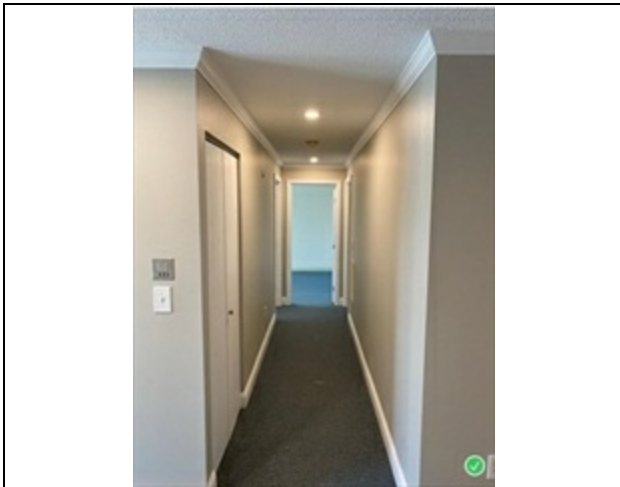
Facilitator: **2**

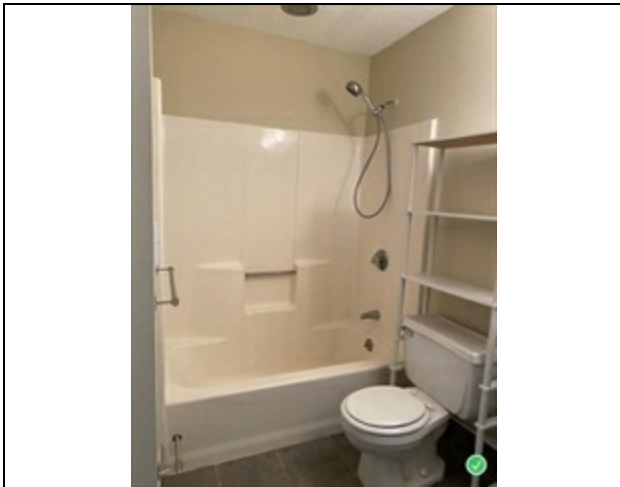
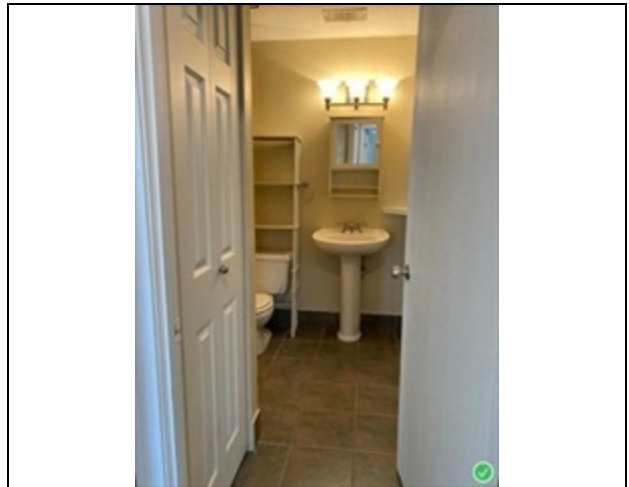
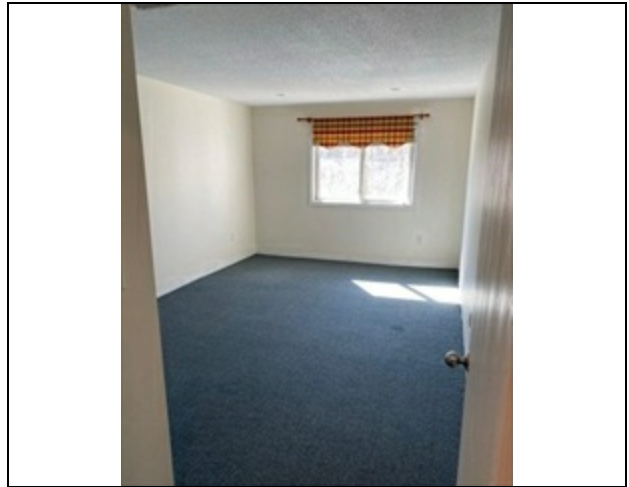
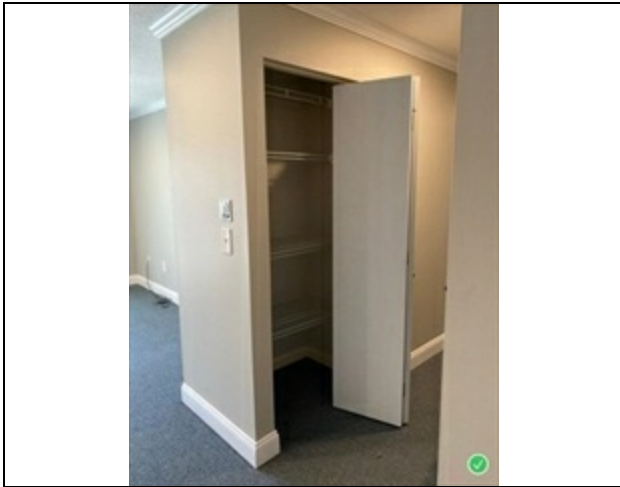
Compensation Based On: **Gross/Full Sale Price**



MLS # 72795828 - Sold
2411 Franklin Crossing Road U:2411, Franklin, MA 02038

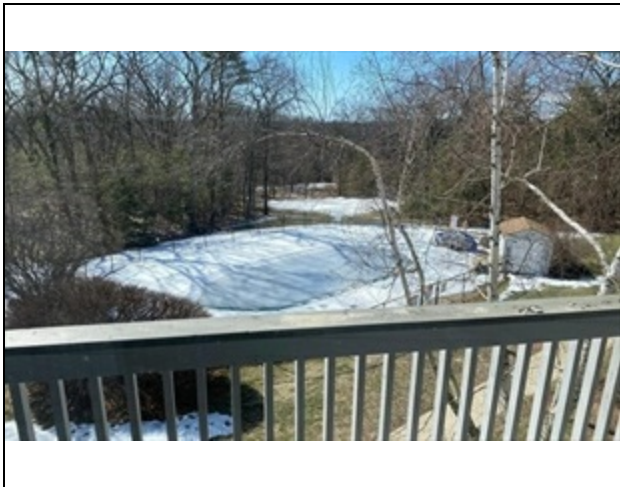
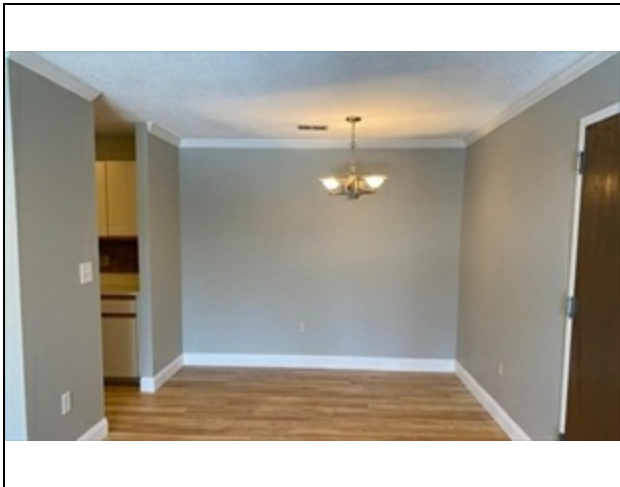
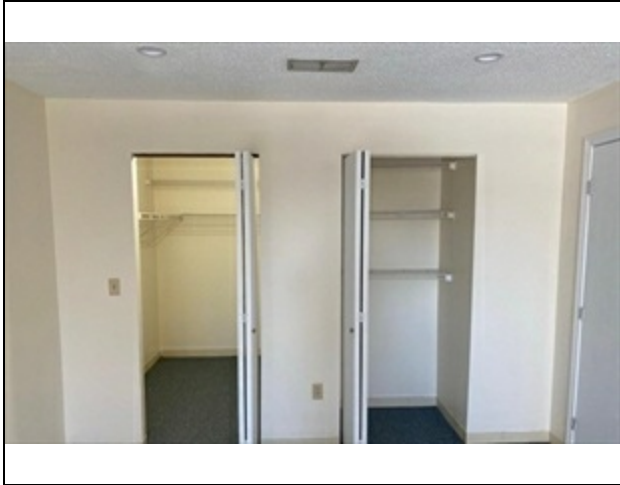
Condominium - Condo
Sale Price: \$240,000





MLS # 72795828 - Sold
2411 Franklin Crossing Road U:2411, Franklin, MA 02038

Condominium - Condo
Sale Price: \$240,000



1204 Franklin Crossing Road - Unit 1204
Franklin, MA 02038
Condo

MLS #: 72835495	Status: Sold
List Price: \$250,000	Sale Price: \$240,000
List Date: 5/20/2021	Sale Date: 7/1/2021
Area:	Off Market Date: 6/7/2021
List\$/Sq. Ft.: \$243.19	Sold \$/Sq. Ft. \$233.46
Days on Market (Total): 19	Days on Market (Office): 19

Property Features

Rooms: 5	Style: Garden
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 1
Master Bath:	Placement: Corner, Front, Ground
Fireplaces: 0	Approx. Living Area: 1,028 Sq. Ft.
Year Built: 1985	Outdoor Space Avail: Yes - Private
# Units: 156	Garage: 0
Elevator:	Parking: 2 Off-Street, On Street Permit, Guest

Handicap Access/Features:

Association: **Yes** Fee: **\$322**

Fee Includes: **Water, Sewer, Master Insurance, Swimming Pool, Laundry Facilities, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Tennis Court, Playground, Refuse Removal**

Room Descriptions

Room	Level	Size	Features
Living Room:	1		Flooring - Laminate
Dining Room:	1		Ceiling Fan(s), Flooring - Laminate
Kitchen:	1		Flooring - Stone/Ceramic Tile
Master Bedroom:	1		Closet - Linen, Closet - Walk-in, Flooring - Wall to Wall Carpet
Bedroom 2:	1		Flooring - Wall to Wall Carpet
Bath 1:	1		Bathroom - Full, Bathroom - With Tub & Shower, Closet - Linen, Closet - Walk-in, Flooring - Stone/Ceramic Tile

Features & Other Information

Appliances: **Range, Dishwasher, Refrigerator**
 Basement: **No**
 Cooling: **Central Air**
 Electric: **Circuit Breakers**
 Exclusions:
 Exterior Features: **Patio - Enclosed, Outdoor Shower, Tennis Court**
 Facing Direction:
 Heating: **Central Heat**
 Hot Water: **Electric, Tank**
 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

Large and recently updated one level living is yours in this first floor home with private patio at pet friendly Franklin Crossing. Of 156 units only 8 are larger, providing this Master Bedroom with walk-in closet, enough room for a sitting area as well as a remote work desk setup. Second bedroom is surprisingly spacious as well. Updates include: Windows, Flooring, HVAC, Slider, bath vanity and Refrigerator. Laundry is conveniently located on the same level, so this is a true "No Stairs Option" Home. Plenty of guest parking too. Property can be purchased vacant or with tenant already in place - you get to choose! Complex amenities include tennis court, playground and Sparkling inground pool area, an oasis with lots of room to lounge. Privately set, yet conveniently located near shopping, restaurants and easy highway access.

Tax Information

2021 Taxes: \$2,871.4 Assessment: **\$196,000**

Pin #:

Cert: Zoning Code: **Res**

Map: Block: Lot: Book: **16854** Page: **500**

Compensation

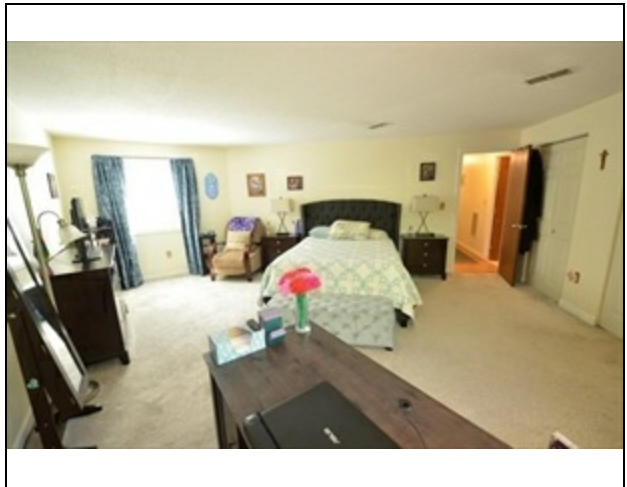
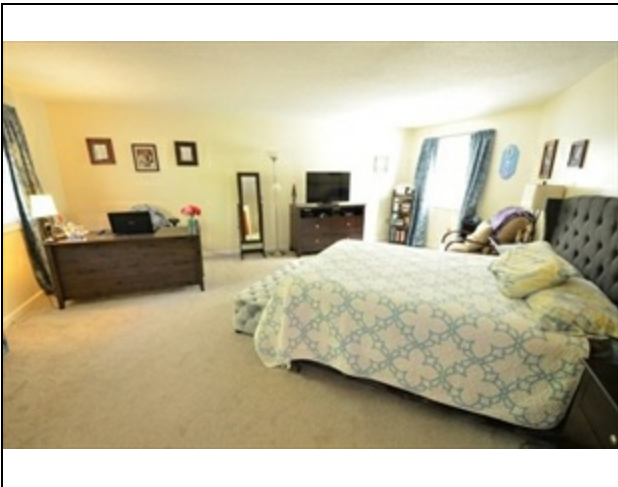
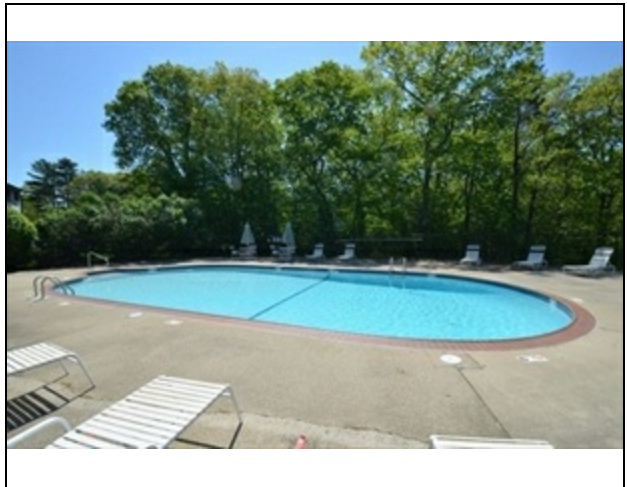
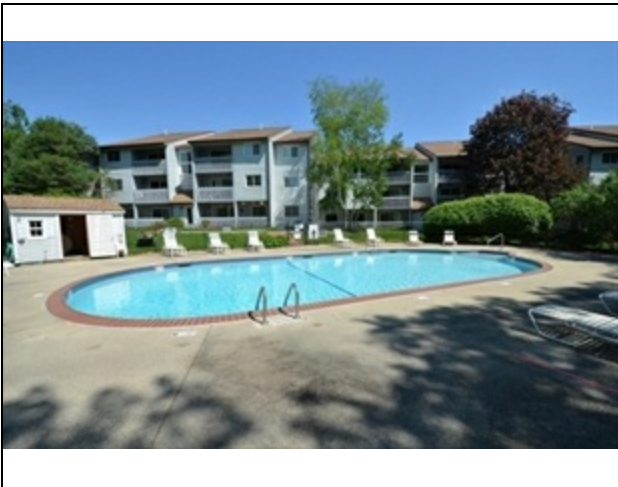
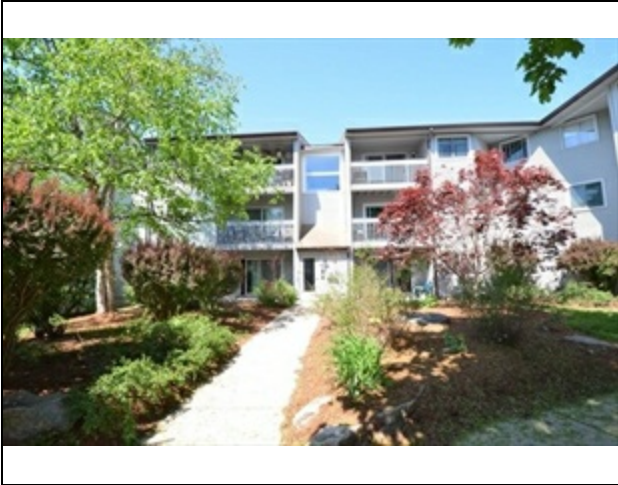
Sub-Agent: **Not Offered**

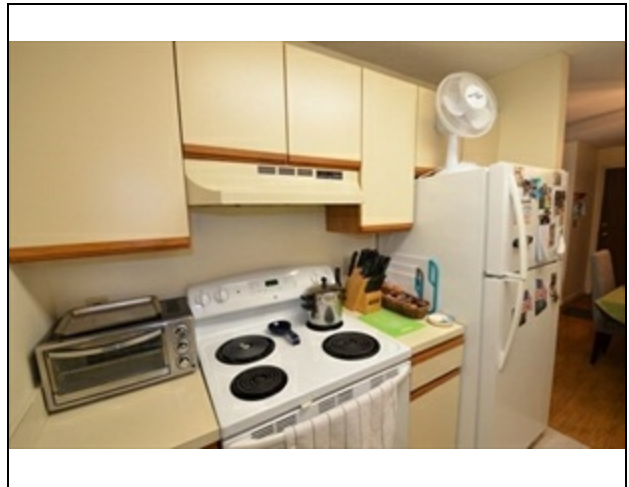
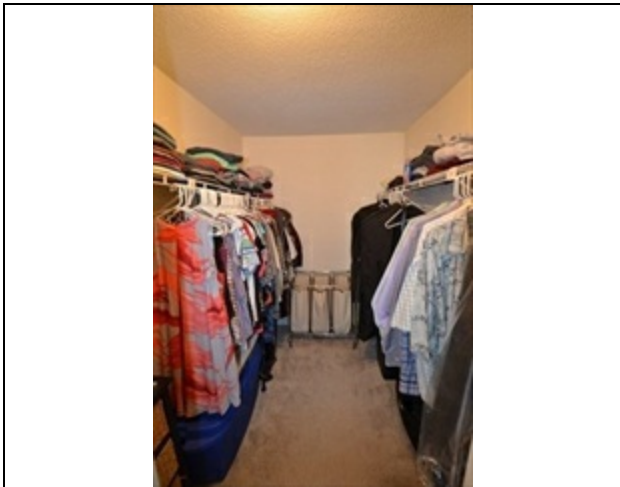
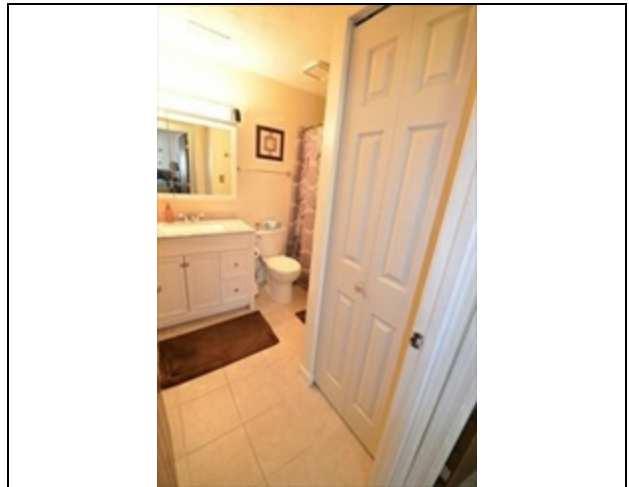
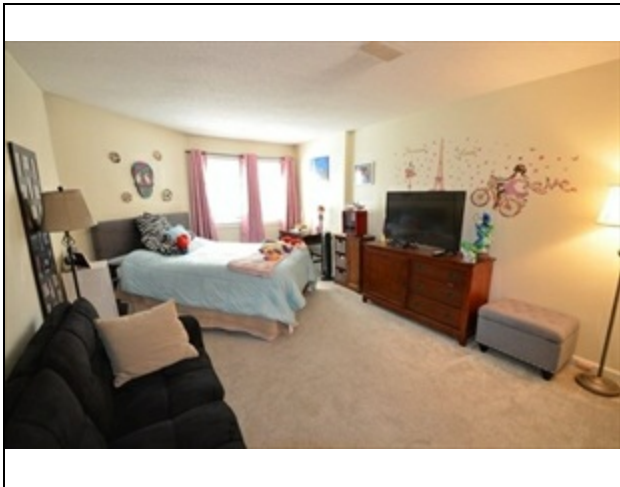
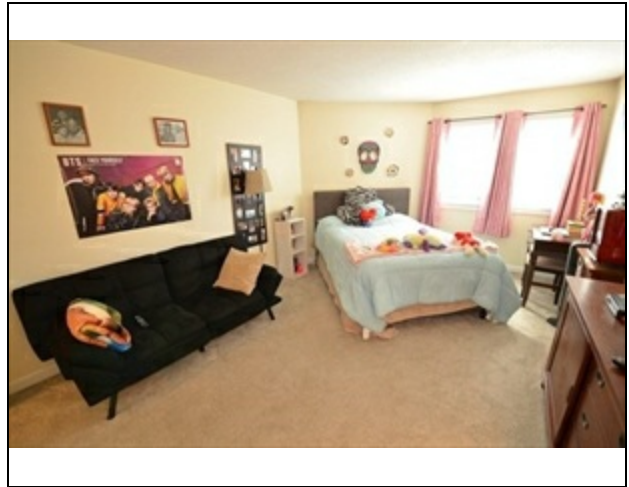
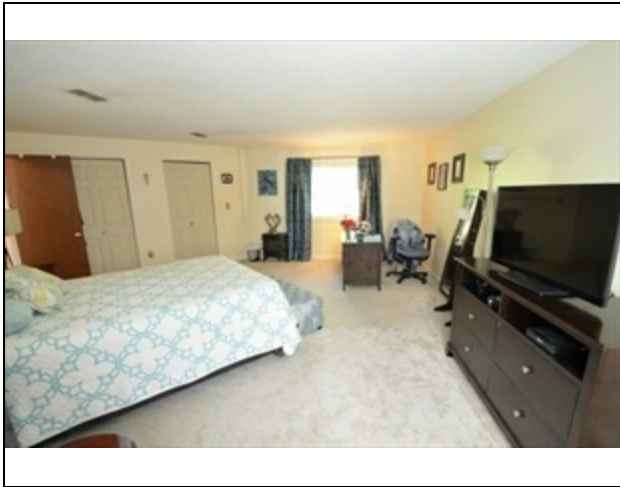
Buyer Agent: **2.0**

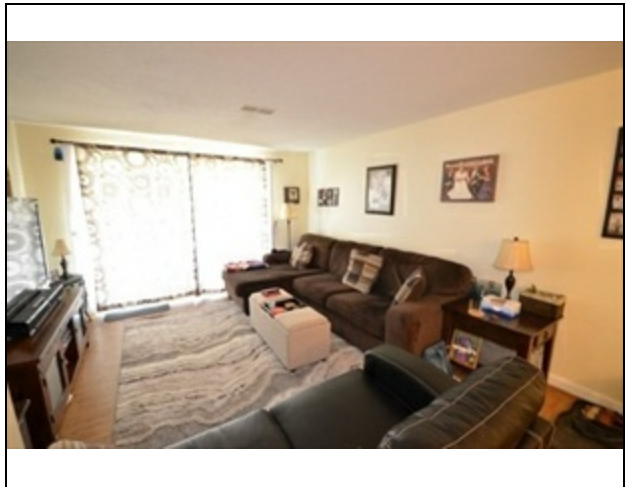
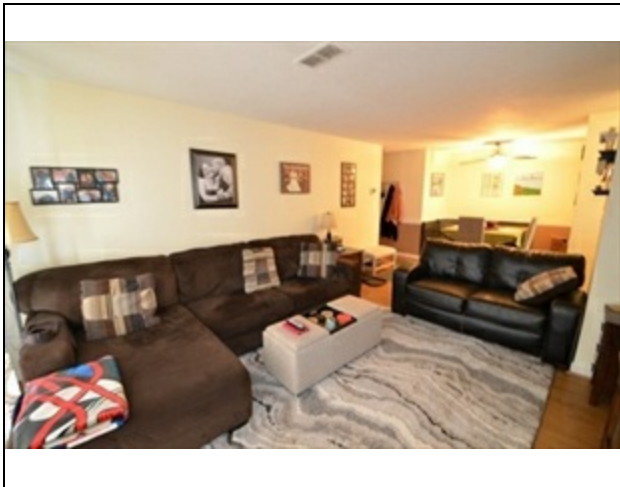
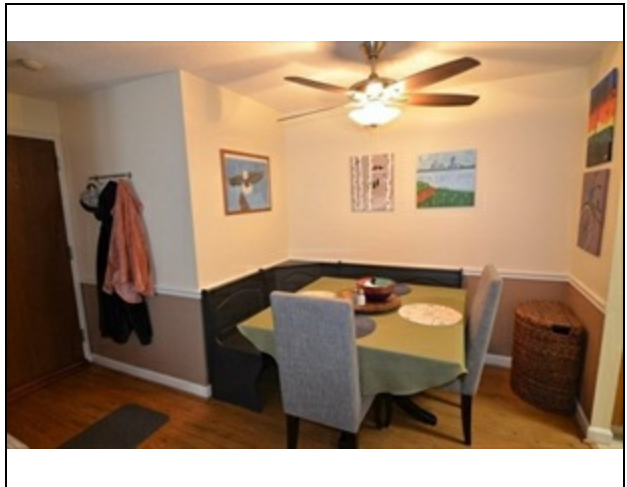
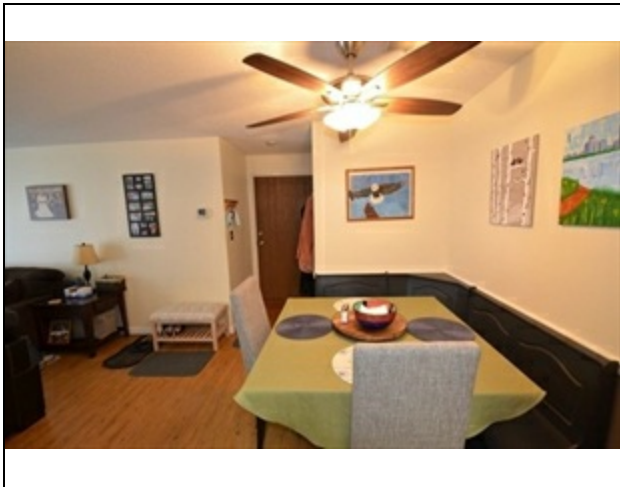
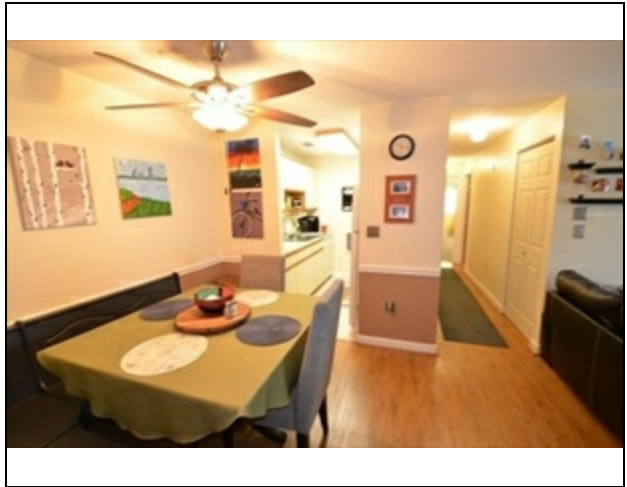
Facilitator: **0**

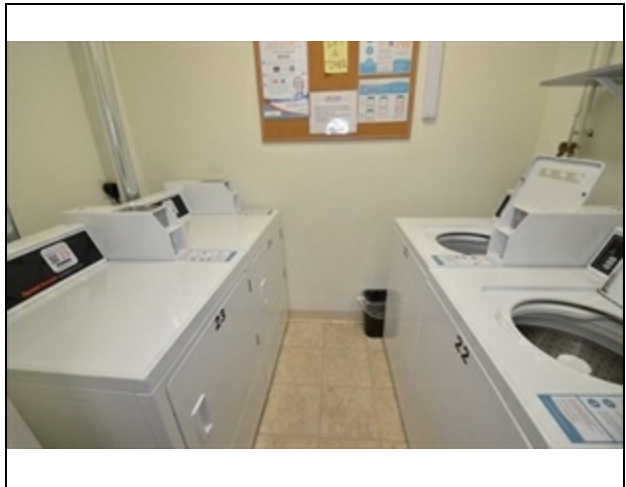
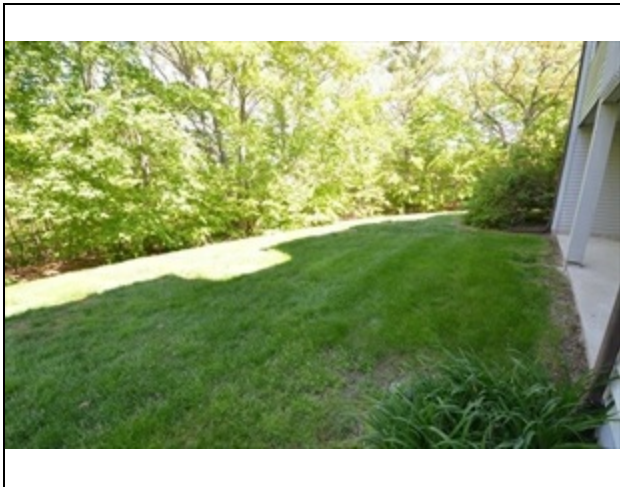
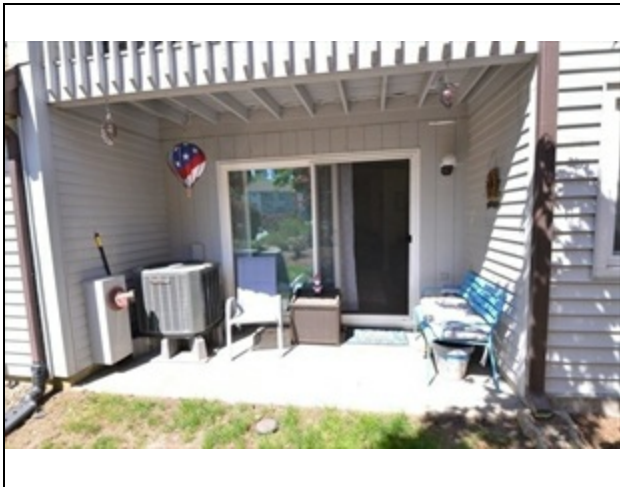
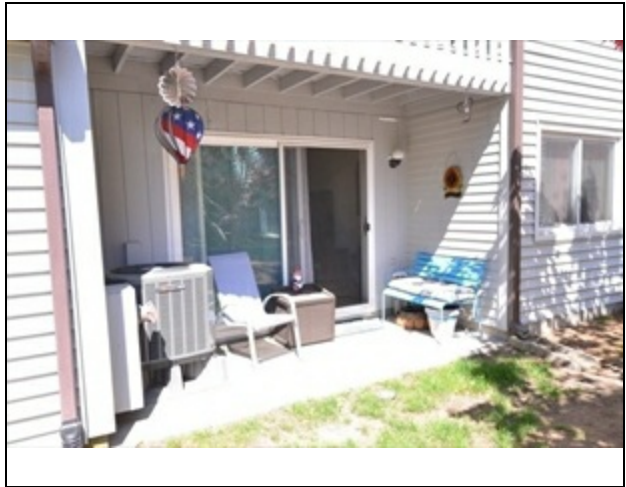
Compensation Based On: **Net Sale Price**





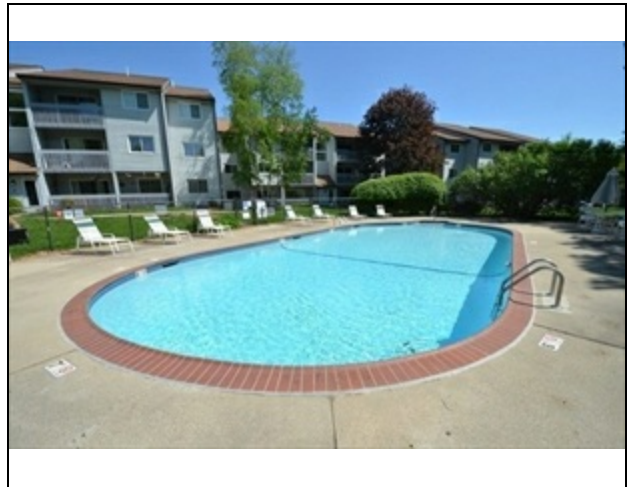
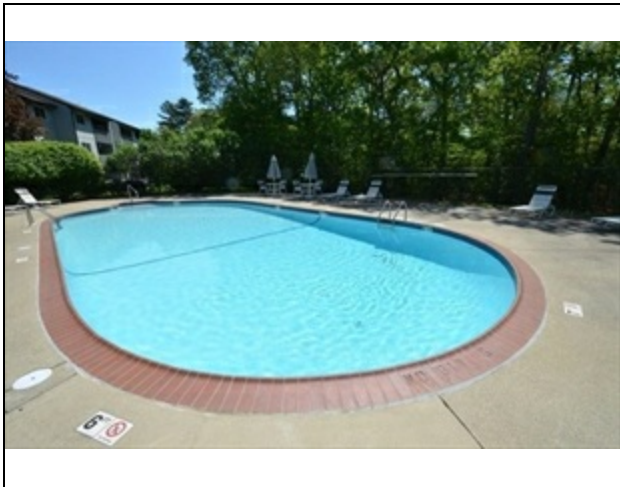






MLS # 72835495 - Sold
1204 Franklin Crossing Road U:1204, Franklin, MA 02038

Condominium - Condo
Sale Price: \$240,000



1409 Franklin Crossing Rd - Unit 1409
Franklin, MA 02038
Condo

MLS #: 72856543	Status: Sold
List Price: \$239,900	Sale Price: \$240,000
List Date: 6/24/2021	Sale Date: 7/20/2021
Area:	Off Market Date: 7/10/2021
List\$/Sq. Ft.: \$232.24	Sold \$/Sq. Ft. \$232.33
Days on Market (Total): 17	Days on Market (Office): 17

Property Features

Rooms: 4	Style: Garden
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 3
Master Bath: No	Placement: Upper
Fireplaces: 0	Approx. Living Area: 1,033 Sq. Ft.
Year Built: 1985	Outdoor Space Avail:
# Units: 157	Garage: 0
Elevator:	Parking: 2 Common, Guest
Handicap Access/Features:	
Association: Yes Fee: \$322	
Fee Includes: Water, Sewer, Master Insurance, Swimming Pool, Laundry Facilities, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal	



Room Descriptions

Room	Level	Size	Features
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Features & Other Information

Appliances: **Range, Dishwasher, Disposal, Refrigerator**
 Basement: **No**
 Cooling: **Central Air**
 Exclusions:
 Exterior: **Vinyl**
 Exterior Features: **Deck - Wood**
 Facing Direction:
 Heating: **Forced Air, Heat Pump, Electric**
 Hot Water: **Electric**
 Lead Paint: **None**
 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

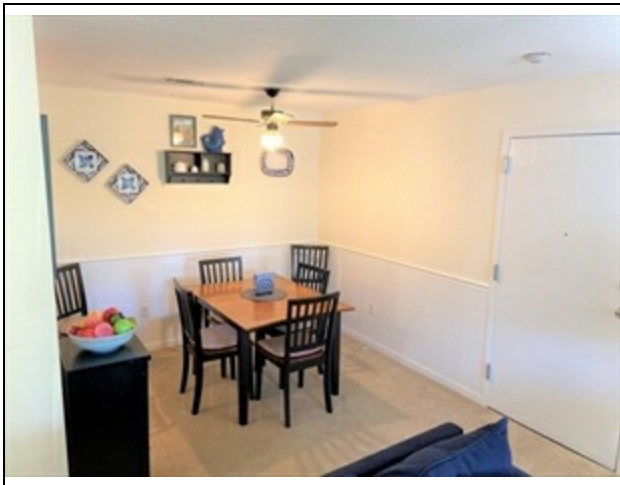
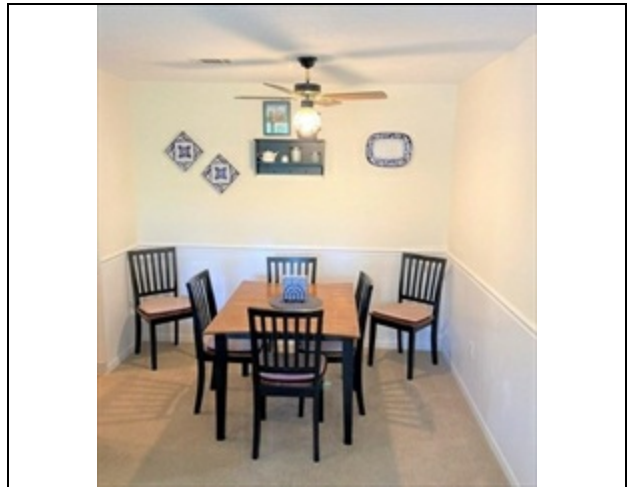
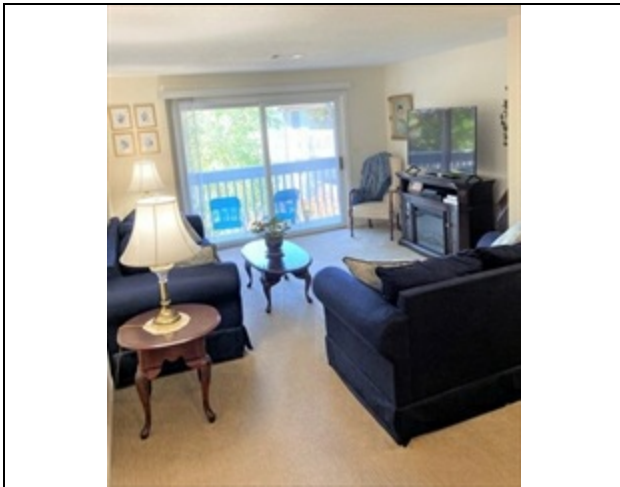
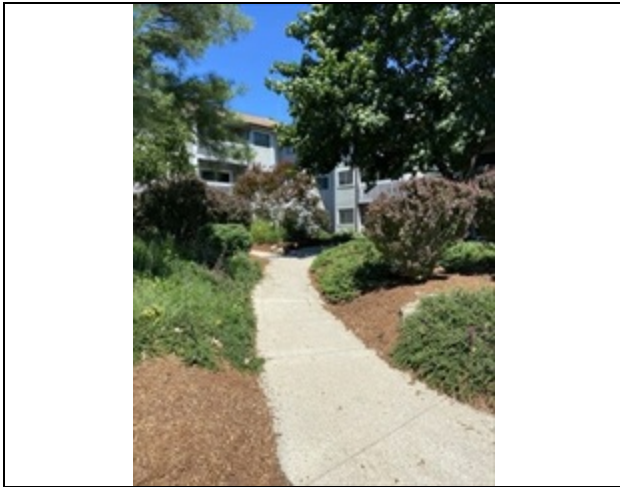
This unit is one of only twelve that offer over 1000sq. ft. in Franklin Crossing. This desirable 3rd floor unit checks in at 1033 sq. ft. and offers two large bedrooms, a full bath, galley kitchen, with large living room and dining area. The front facing balcony provides a great view as well as plenty of natural light. The hallway leads to an oversized master bedroom with a large walk-in closet and large windows on both exterior walls providing both sunrise and sunset natural lighting. Second bedroom is large with a front facing window. Bosch high efficiency, ultra quiet HVAC system and A.O. Smith water heater installed in 2017. Bathroom shower/tub replaced in 2019. Enjoy the community pool, playground and tennis courts as well as easy access to the highway and commuter rail service.

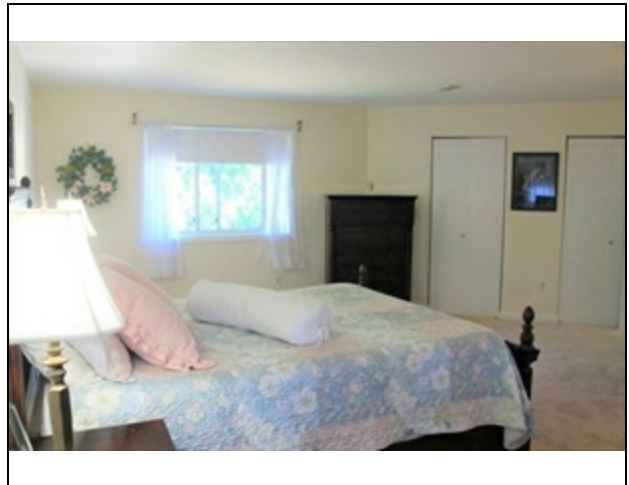
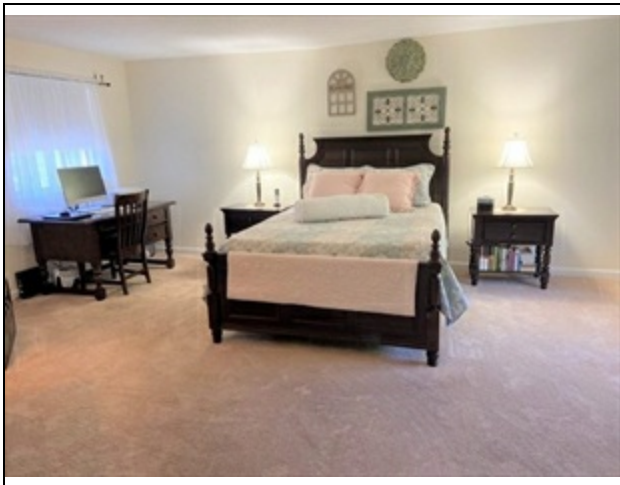
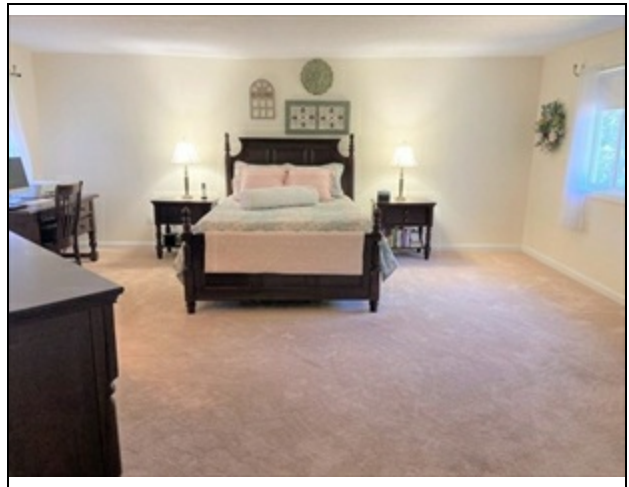
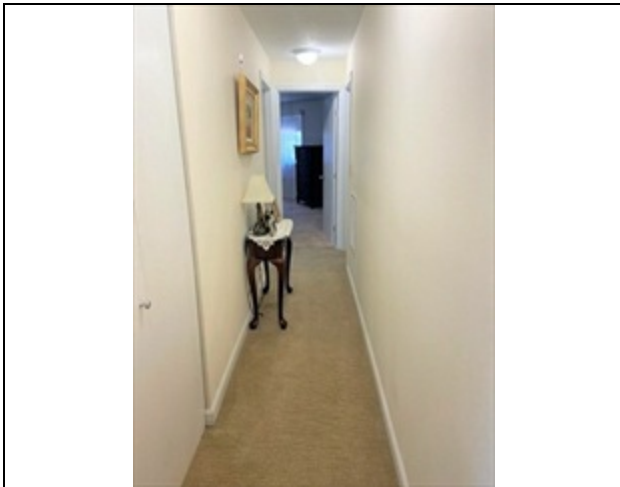
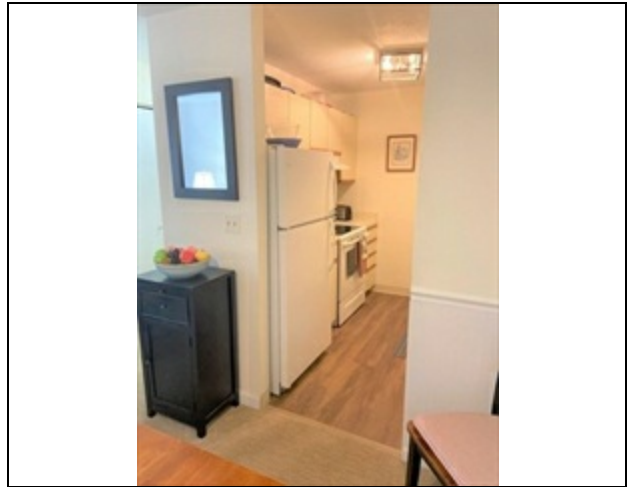
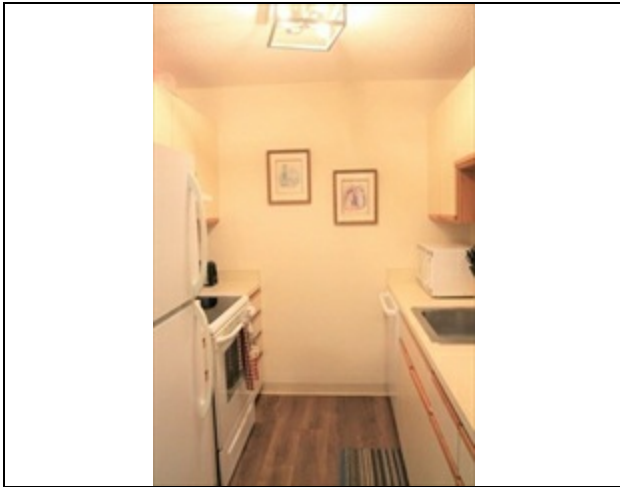
Tax Information

2021 Taxes: \$2,721	Assessment: \$185,700	Cert: 000000127378	Zoning Code: Res
Pin #: M:270 L:021-081	Map:	Block:	Lot:
		Book: 29457	Page: 435

Compensation

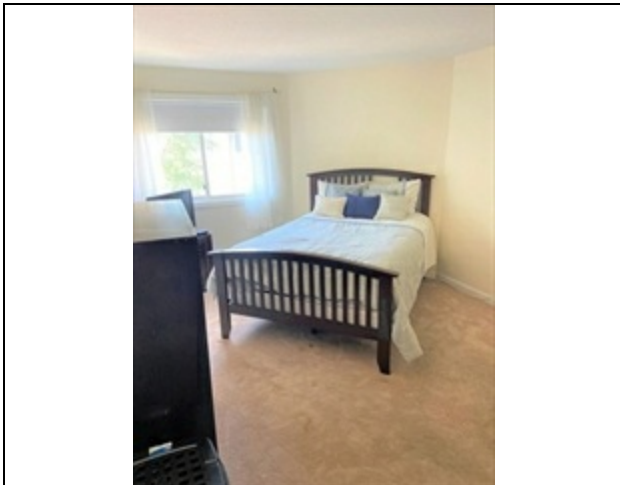
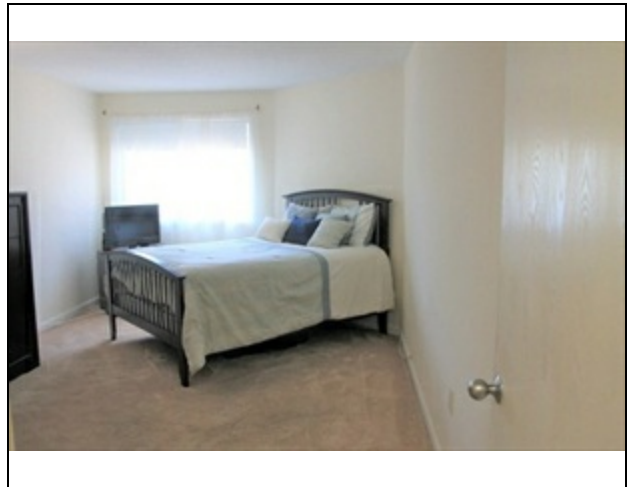
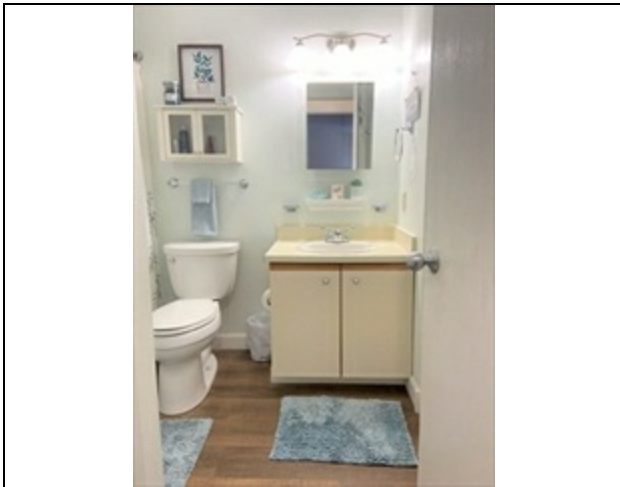
Sub-Agent: Not Offered	Buyer Agent: 2.0	Facilitator: 0
Compensation Based On: Net Sale Price		





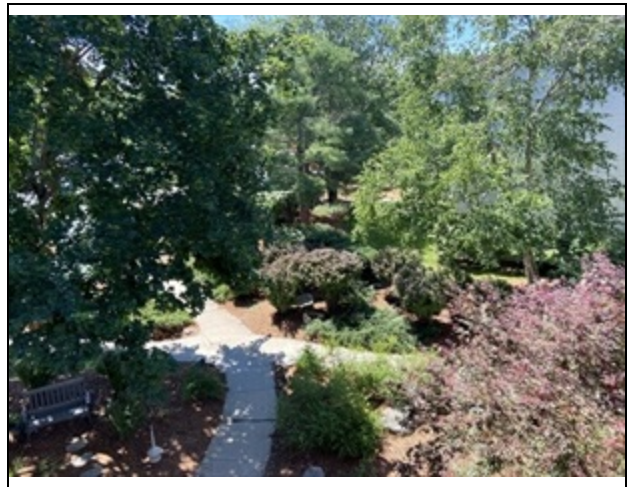
MLS # 72856543 - Sold
1409 Franklin Crossing Rd U:1409, Franklin, MA 02038

Condominium - Condo
Sale Price: \$240,000



MLS # 72856543 - Sold
1409 Franklin Crossing Rd U:1409, Franklin, MA 02038

Condominium - Condo
Sale Price: \$240,000



1412 Franklin Crossing Rd - Unit 1412
Franklin, MA 02038-2938
Condo

MLS #: 72880679	Status: Sold
List Price: \$245,000	Sale Price: \$240,000
List Date: 8/12/2021	Sale Date: 10/26/2021
Area:	Off Market Date: 9/30/2021
List\$/Sq. Ft.: \$260.08	Sold \$/Sq. Ft. \$254.78
Days on Market (Total): 50	Days on Market (Office): 50

Property Features

Rooms: 4	Style: Garden
Bedrooms: 2	Type: Condo
Baths: 1f 0h	Unit Level: 3
Master Bath: No	Placement: Top/Penthouse
Fireplaces: 0	Approx. Living Area: 942 Sq. Ft.
Year Built: 1985	Outdoor Space Avail: Yes - Common
# Units: 156	Garage: 0
Elevator: No	Parking: 2 On Street Permit

Handicap Access/Features:

Association: **Yes** Fee: **\$311**

Fee Includes: **Water, Sewer, Master Insurance, Swimming Pool, Laundry Facilities, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Tennis Court, Playground, Park, Walking/Jogging Trails, Refuse Removal**



Room Descriptions

Room	Level	Size	Features
Living Room:	1		-
Dining Room:	1		-
Kitchen:	1		-
Master Bedroom:	1		-
Bedroom 2:	1		-
Laundry:	B		-

Features & Other Information

Appliances: **Range, Dishwasher, Refrigerator**

Basement: **No**

Construction: **Frame**

Cooling: **Central Air**

Exclusions:

Exterior: **Vinyl**

Exterior Features: **Balcony**

Facing Direction:

Heating: **Forced Air, Electric**

Hot Water: **Electric**

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

TOP floor unit with tree-lined courtyard views available at Franklin Crossing! Come visit this nicely appointed condo with neutral colors throughout. The unit has two large bedrooms. Master bedroom features 2 closets. Enjoy galley kitchen, and the open concept living room and dining room. The living room slider leads to your own balcony where you can enjoy the views of the surrounding greens. Franklin Crossing is a charming community that features trails, an in-ground pool, basketball and tennis courts, and a playground. This complex is close to shops, dining, the commuter rail and major highways. Close to I495, I95 and RT 140. Make this serene community your new home!

Tax Information

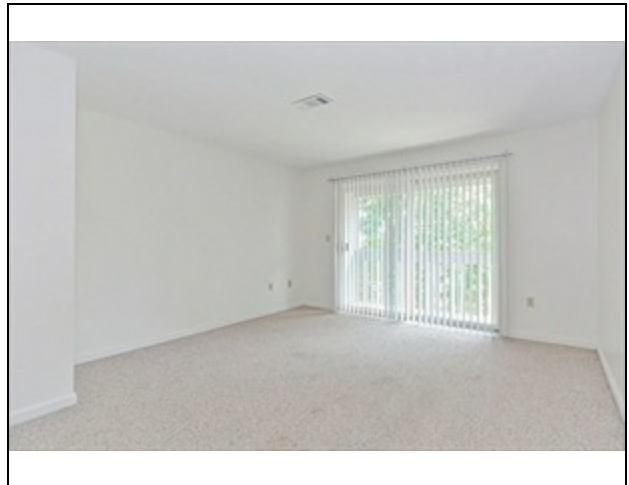
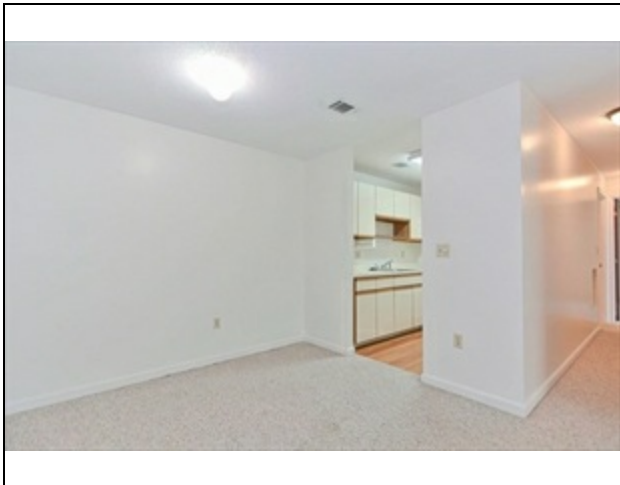
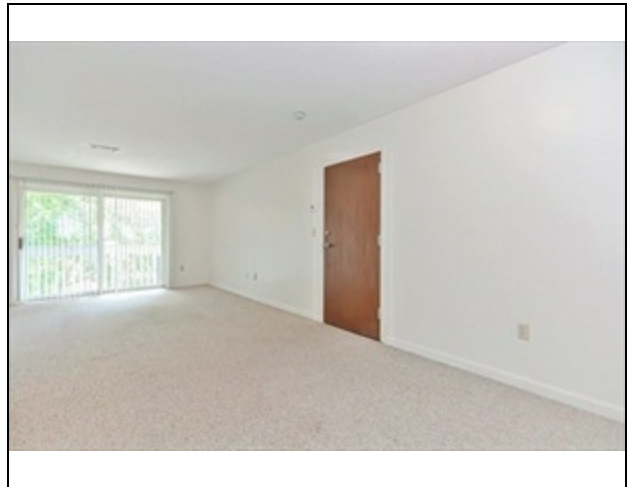
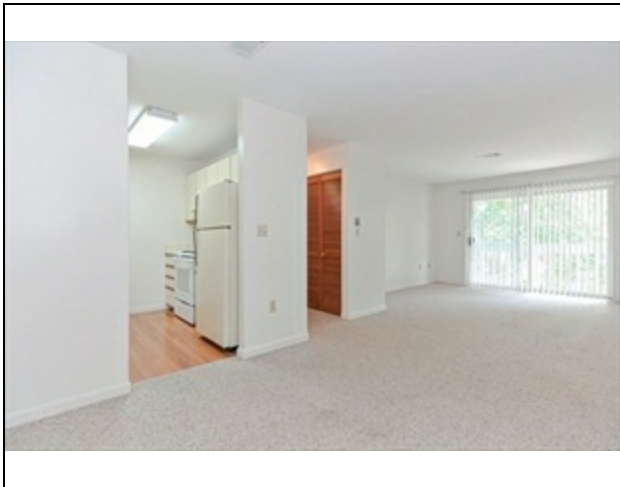
2021 Taxes: \$2,625	Assessment: \$179,200	Cert: 026757	Zoning Code: RES
Pin #: M:270 L:021-084		Map:	Block: Lot: Book: 11740 Page: 312

Compensation

Sub-Agent: Not Offered	Buyer Agent: 2.0	Facilitator: 1.0
Compensation Based On: Gross/Full Sale Price		

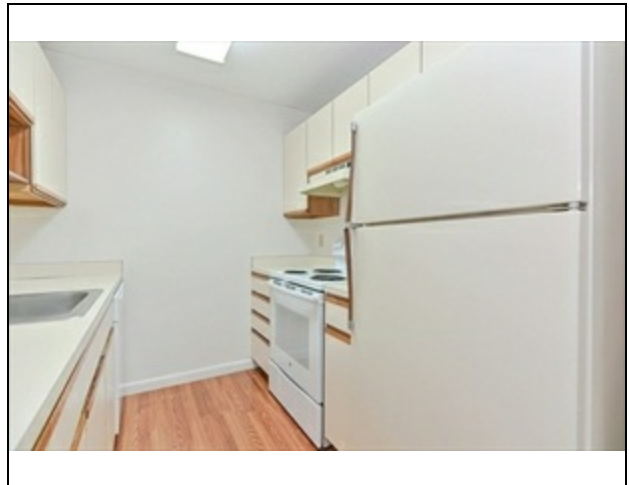
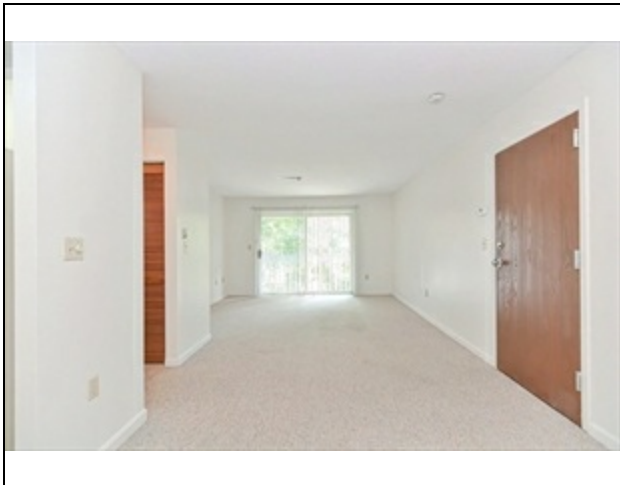
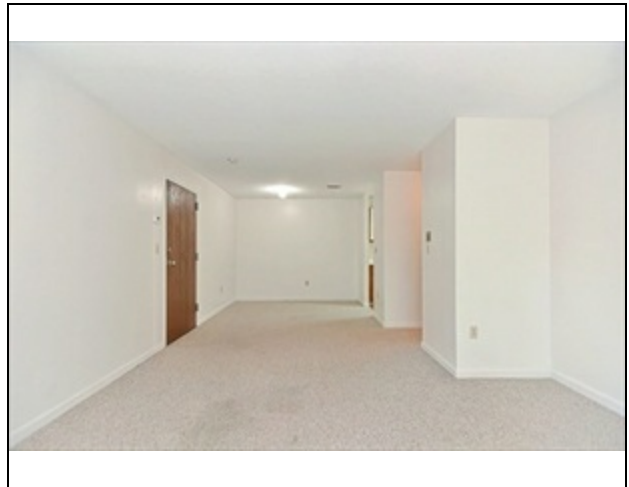
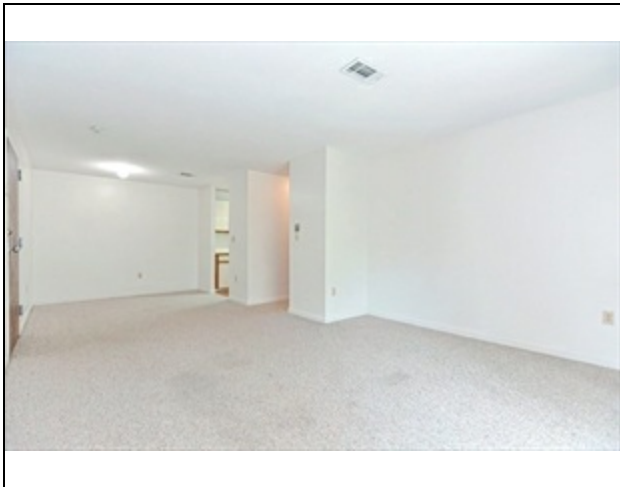
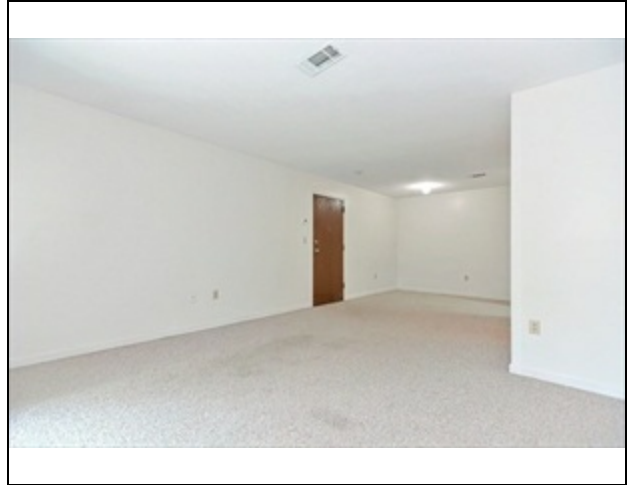
MLS # 72880679 - Sold
1412 Franklin Crossing Rd U:1412, Franklin, MA 02038-2938

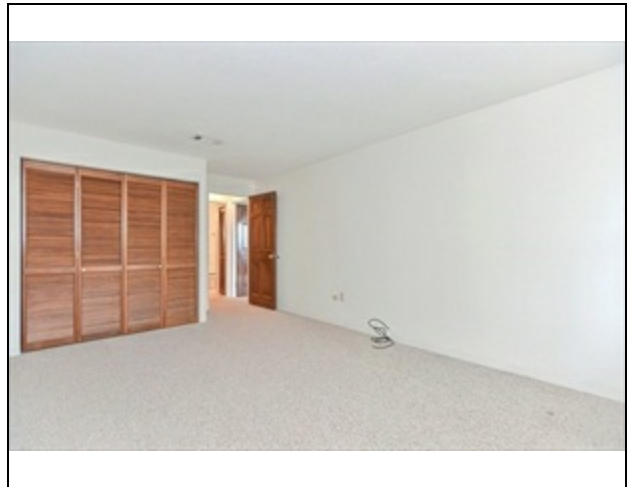
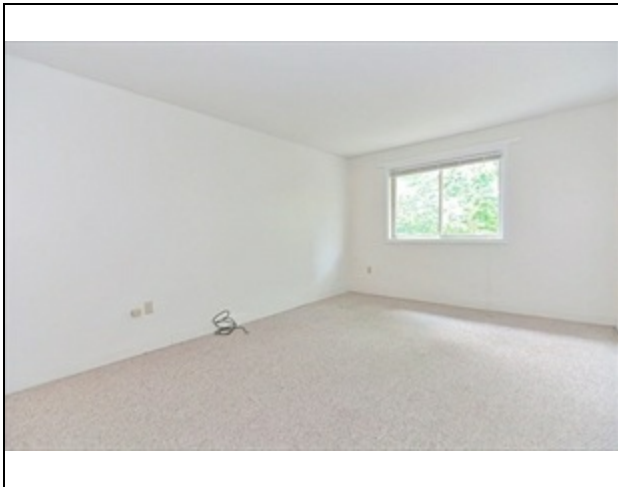
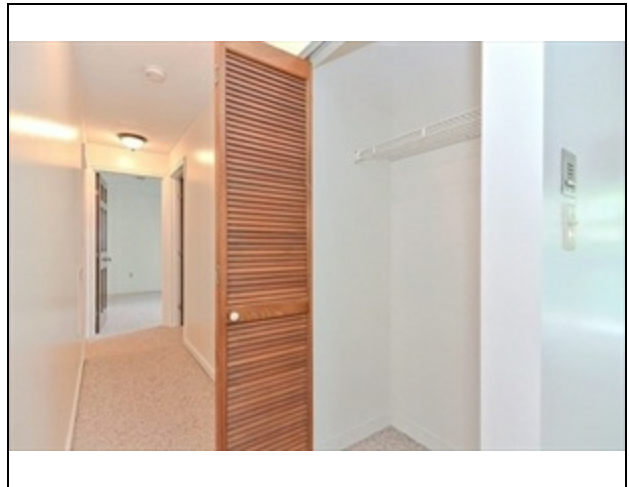
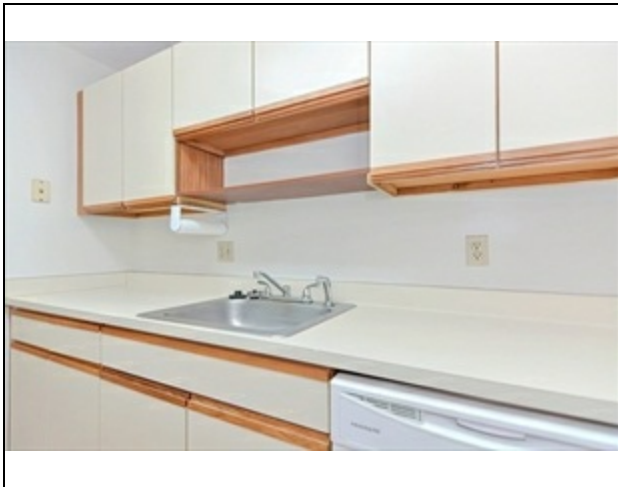
Condominium - Condo
Sale Price: \$240,000

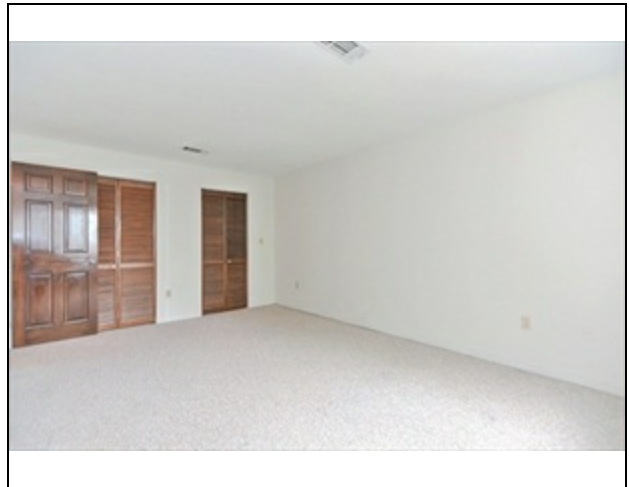
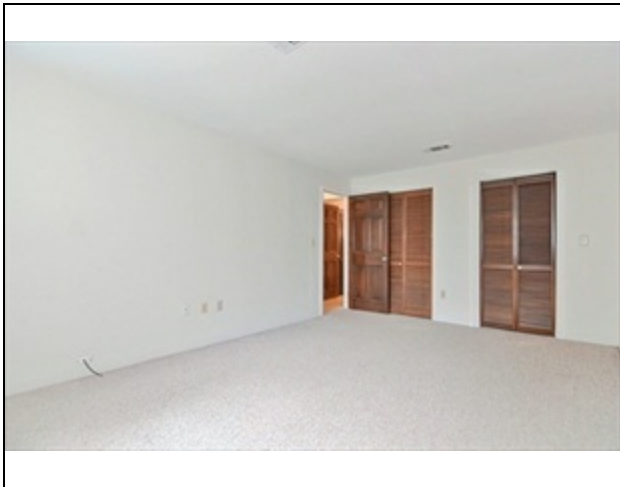
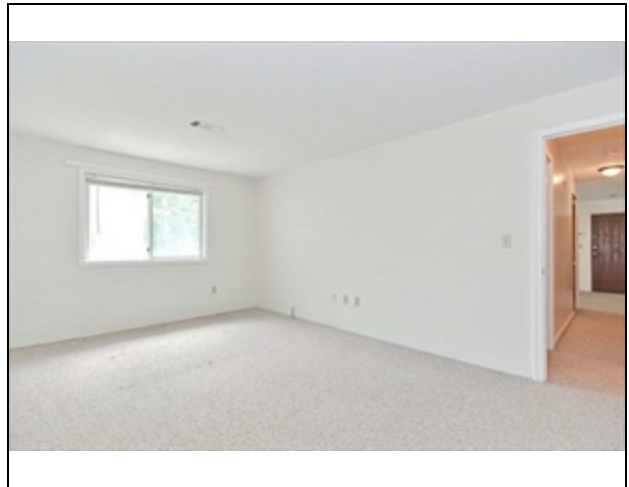
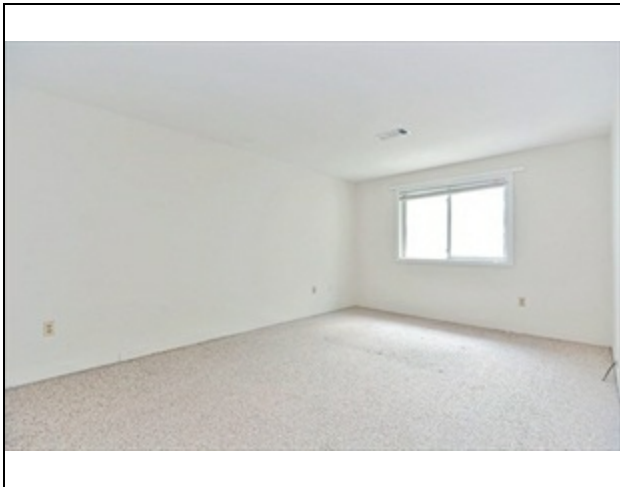
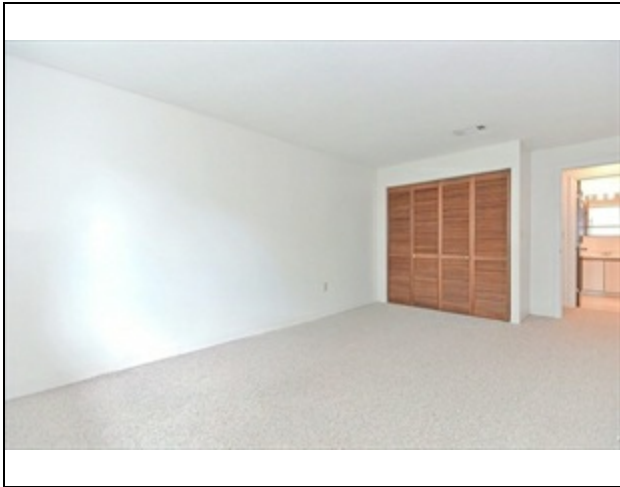


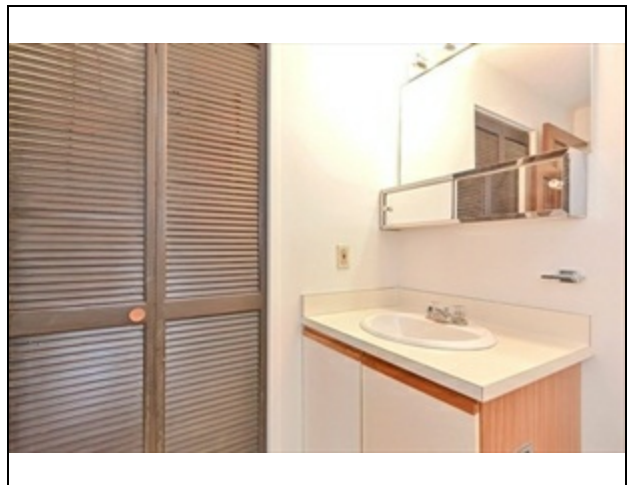
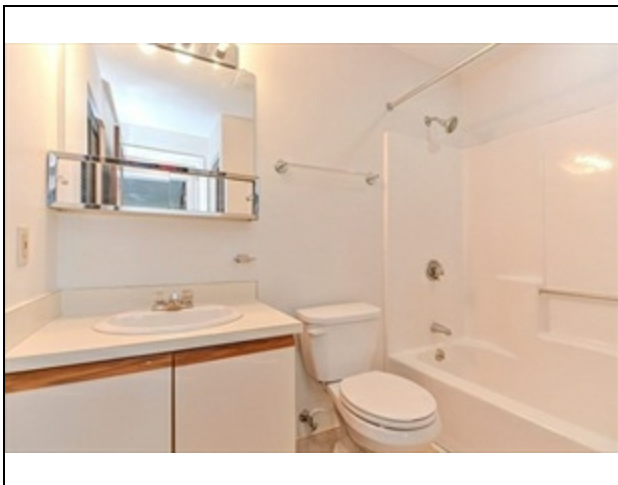
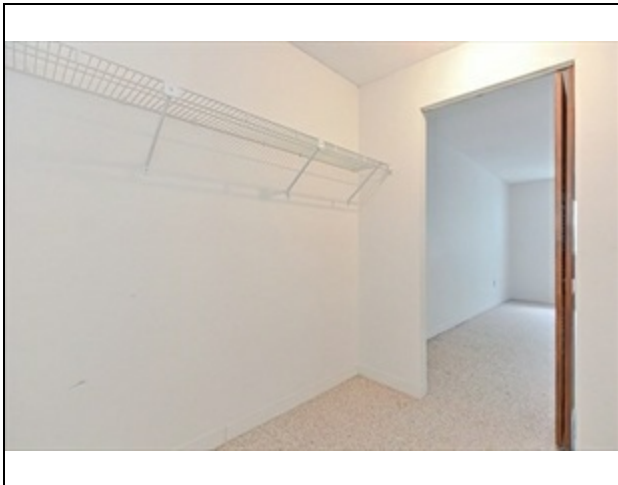
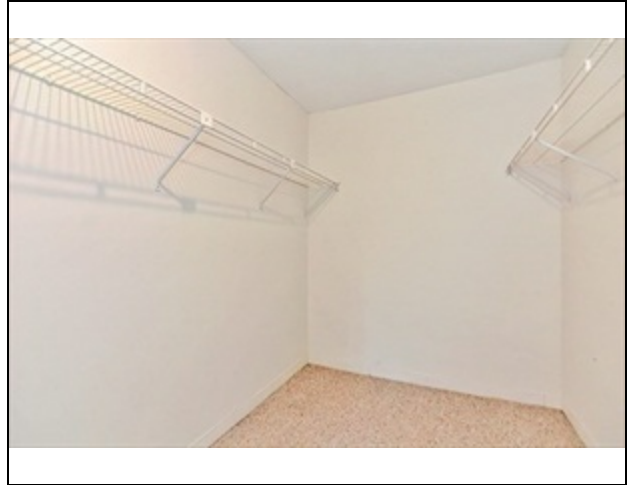
MLS # 72880679 - Sold
1412 Franklin Crossing Rd U:1412, Franklin, MA 02038-2938

Condominium - Condo
Sale Price: \$240,000









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