



MLS # 71246108 - Sold
Single Family - Detached

Lot 1 Lincoln Street
Leominster, MA 01453-1733
Worcester County
 Style: **Colonial, Ranch**
 Color: **Tan**
 Grade School:
 Middle School:
 High School:
 Handicap Access/Features:
 Directions: **Rt 2 to Rt 13, Lincoln Street**

List Price: **\$329,900**
 Sale Price: **\$329,900**
 Total Rooms: **7**
 Bedrooms: **3**
 Bathrooms: **2f 1h**
 Master Bath: **Yes**
 Fireplaces: **0**

Remarks

This beautiful custom built home is located in a premier neighborhood in Leominster. New Construction, this masterpiece includes a vaulted Great room, a custom dining room, spacious kitchen with granite countertops, a large living room, master bedroom w/full bath, 2 kids rooms, full bath upstairs, 1/2 bath downstairs. This home also include a deck outback. Superior quality and exceptional craftsmanship throughout. Includes a \$1,000.00 appliance allowance.

Property Information

Approx. Living Area: **2022 sq. ft.** Approx. Acres: **0.59 (25670 sq. ft.)** Garage Spaces: **2 Under**
 Living Area Includes: Heat Zones: **2 Hot Water Baseboard, Oil** Parking Spaces: **2 Off-Street, Paved Driveway**
 Living Area Source: **Owner** Cool Zones: **None** Approx. Street Frontage:
 Living Area Disclosures:

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	15x13	Flooring - Hardwood
Dining Room:	1	13x11	Flooring - Hardwood
Kitchen:	1	27x11	Flooring - Hardwood, Countertops - Stone/Granite/Solid
Master Bedroom:	2	15x13	Ceiling - Cathedral, Ceiling Fan(s), Closet - Walk-in, Flooring - Wall to Wall Carpet
Bedroom 2:	2	13x10	Flooring - Wall to Wall Carpet
Bedroom 3:	2	13x10	Flooring - Wall to Wall Carpet
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
Great Room:		21x12	Ceiling Fan(s), Flooring - Wall to Wall Carpet

Features

Appliances: **None**
 Area Amenities: **Public Transportation, Shopping, Golf Course**
 Basement: **Yes Full, Garage Access, Concrete Floor**
 Beach: **No**
 Construction: **Frame, Conventional (2x4-2x6)**
 Electric: **200 Amps**
 Energy Features: **Insulated Windows, Insulated Doors**
 Exterior: **Vinyl, Stone**
 Exterior Features: **Deck, Professional Landscaping, Screens**
 Flooring: **Wood, Tile, Wall to Wall Carpet**
 Foundation Size: **0**
 Foundation Description: **Poured Concrete, Irregular**
 Hot Water: **Oil**
 Insulation: **Full, Fiberglass, Blown In**
 Interior Features: **Cable Available**
 Lot Description: **Cleared**
 Road Type: **Public**
 Roof Material: **Asphalt/Fiberglass Shingles**

Other Property Info

Adult Community: **No**
 Disclosure Declaration: **No**
 Disclosures:
 Exclusions:
 Home Own Assn: **No**
 Lead Paint: **None**
 UFFI: **No** Warranty Features:
Yes
 Year Built: **2011** Source:
Builder
 Year Built Description: **Actual**
 Year Round: **Yes**
 Short Sale w/Lndr.App Req: **No**
 Lender Owned: **No**

Tax Information

Pin #:
 Assessed: **\$0**

Sewer Utilities: **City/Town Sewer**

Utility Connections: **for Electric Range, for Electric Oven, for Electric Dryer, Washer Hookup, Icemaker Connection**

Water Utilities: **City/Town Water**

Waterfront: **No**

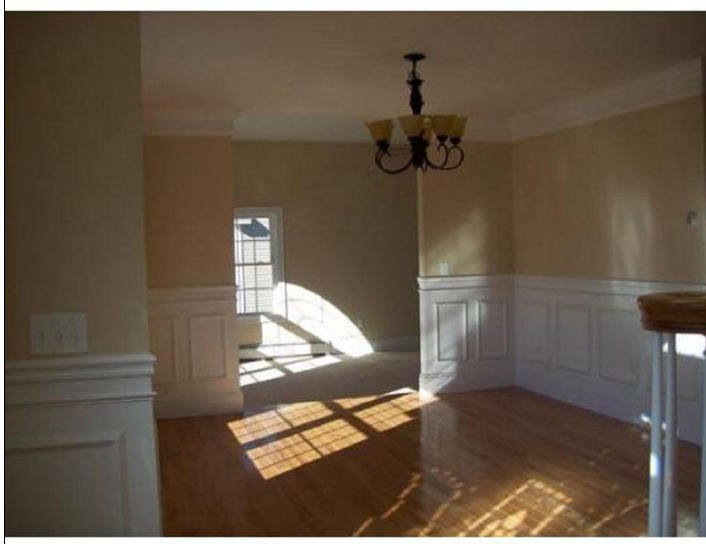
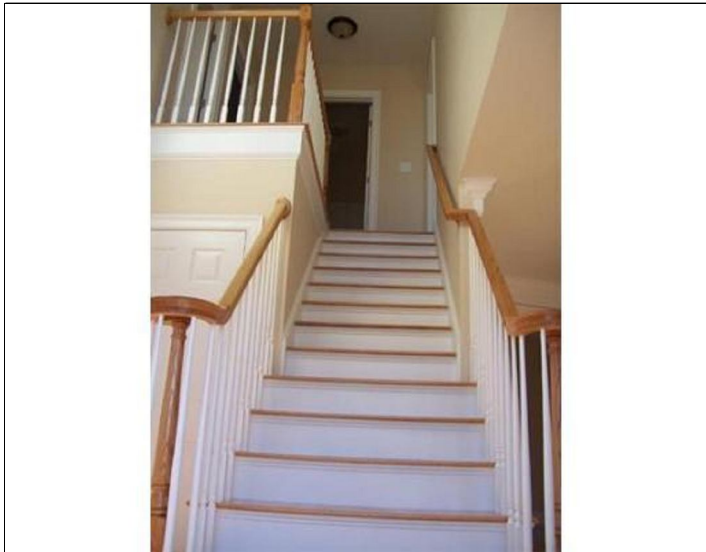
Tax: **\$0** Tax Year: **00**

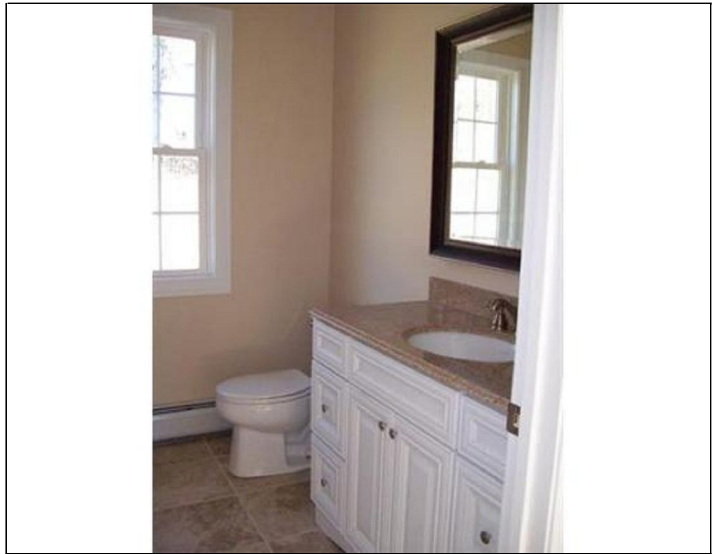
Book: **0** Page: **0**

Cert:

Zoning Code: **Res**

Map: Block: Lot:





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