

**MLS # 71096925 - Sold**  
**Single Family - Detached**



**Lot 2 Sawtelle Street**  
**Leominster, MA 01453**  
**Worcester County**

Style: **Colonial**  
Color: **Choice**  
Grade School:  
Middle School:  
High School:  
Handicap Access/Features:  
Directions: **Route 12, Central St. to Sawtelle St.**

List Price: **\$272,000**  
Sale Price: **\$265,000**

Total Rooms: **6**  
Bedrooms: **3**  
Bathrooms: **2f 1h**  
Master Bath: **Yes**  
Fireplaces: **0**

**Remarks**

**Awaiting your final touches Conveniently located. Offers kitchen open to family room w/slider to deck, 1/2 bath and laundry on 1st level; 3 bedrooms and 2 full bath upstairs. Attached garage. Contact agent for more details.**

**Property Information**

Approx. Living Area: **1650 sq. ft.**    Approx. Acres: **0.36 (16000 sq. ft.)**    Garage Spaces: **2 Attached, Garage Door Opener**  
Living Area Includes:    Heat Zones: **1 Forced Air, Gas**    Parking Spaces: **4 Off-Street**  
Living Area Source: **Owner**    Cool Zones: **None**    Approx. Street Frontage: **80 ft**  
Living Area Disclosures:

**Room Levels, Dimensions and Features**

Room	Level	Size	Features
Living Room:	1	18x14	Flooring - Wall to Wall Carpet
Dining Room:			Flooring - Wall to Wall Carpet
Family Room:	1	13x18	Flooring - Wall to Wall Carpet
Kitchen:	1	11x13	Dining Area, Flooring - Vinyl
Master Bedroom:	2	13x13	Closet - Walk-in, Flooring - Wall to Wall Carpet
Bedroom 2:	2	11x12	Flooring - Wall to Wall Carpet
Bedroom 3:	2	9x11	Flooring - Wall to Wall Carpet
Bath 1:	1		Bathroom - Half
Bath 2:	2		Bathroom - Full
Bath 3:	2		Bathroom - Full

**Features**

Appliances: **Range, Dishwasher, Disposal, Microwave**  
Area Amenities: **Public Transportation, Shopping, Medical Facility, Laundromat**  
Basement: **Yes Full**  
Beach: **No**  
Construction: **Frame**  
Electric: **100 Amps**  
Energy Features: **Insulated Windows, Insulated Doors**  
Exterior: **Vinyl**  
Exterior Features: **Porch**  
Flooring: **Vinyl, Wall to Wall Carpet**  
Foundation Size: **27 x 29**  
Foundation Description: **Poured Concrete**  
Hot Water: **Electric**  
Insulation: **Full**  
Lot Description: **Paved Drive**  
Road Type: **Public, Paved, Publicly Maint.**  
Roof Material: **Asphalt/Fiberglass Shingles**  
Sewer Utilities: **City/Town Sewer**  
Water Utilities: **City/Town Water**  
Waterfront: **No**

**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: **2010** Source: **Builder**  
Year Built Description: **Under Construction**  
Year Round: **Yes**  
Short Sale w/Lndr.App Req: **No**  
Lender Owned: **No**

**Tax Information**

Pin #:  
Assessed: **\$0**  
Tax: **\$0** Tax Year: **2010**  
Book: **0** Page: **0**  
Cert:  
Zoning Code: **RB**

Map: Block: Lot:



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