

**20 E Springfield St - Unit 2  
Boston, MA 02118-3301  
Condo**

MLS #: **70897045** Status: **Active**  
 List Price: **\$459,000**  
 List Date: **4/1/2009**  
 Area: **South End** Off Market Date:  
 Days on Market (Total): **32** Days on Market (Office): **32**

**Property Features**

Rooms: **4** Style: **Mid-Rise**  
 Bedrooms: **2** Type: **Condo**  
 Full Bath: **1** Apprx Acres: **0.02**  
 Half Bath: **0** Apprx Lot Size: **773 sq.ft.**  
 Master Bath: Apprx Living Area: **773 sq.ft.**  
 (\$593.79/sq.ft.)  
 Fireplaces: **0** Garage: **0 --**  
 Year Built: **1986** Parking: **0 --**  
 No. Units: **11** Unit Level **1** Placement: **--**  
 Association: **Yes** Fee: **\$171**  
 Fee Includes: **Sewer, Master Insurance, Exterior Maintenance, Snow Removal**



**Room Descriptions**

Room	Level	Size	Features
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**Features & Other Information**

Appliances: **Wall Oven, Dishwasher, Disposal, Microwave, Countertop Range, Refrigerator, Washer, Dryer**  
 Basement: **No**  
 Cooling: **Window AC**  
 Exterior: **Brick**  
 Exterior Features: **Deck**  
 Heating: **Electric**  
 Lead Paint: **Unknown**  
 Pets Allowed: **Yes w/ Restrictions (See Remarks)**  
 Sewer and Water: **City/Town Water**  
 Waterfront: **No --**


**Remarks**


**This 2 bedroom Floor-through condo is located steps from several South End's restaurants, the Silver line & Boston Medical. This property offers 2 good size bedrooms and a master with a deck and a huge walk-in closet. The kitchen was renovated with custom maple cabinets, granite countertops, recessed light and high end SS appliances including a Sub Zero refrigerator, a Miele cook top and a separate Jenn-Air wall oven. The property has a storage room and washer dryer in the unit. A must see!**

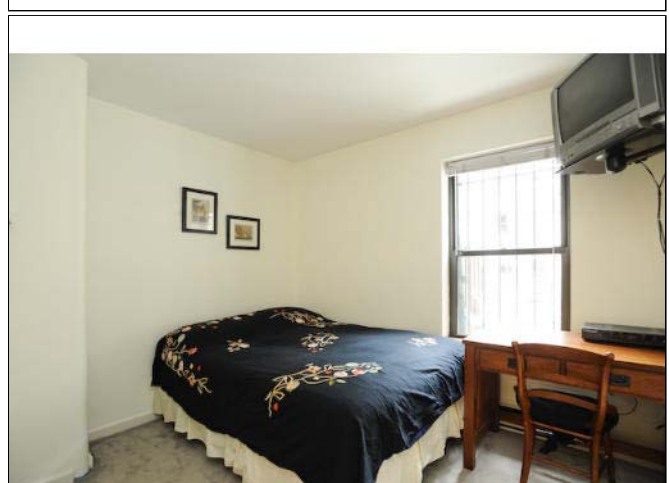
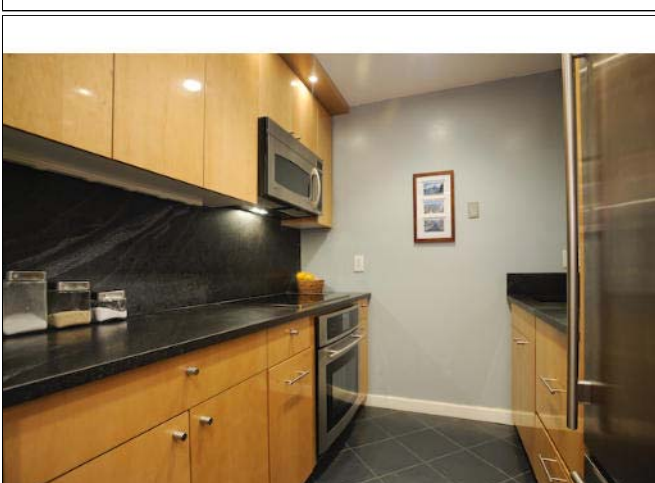
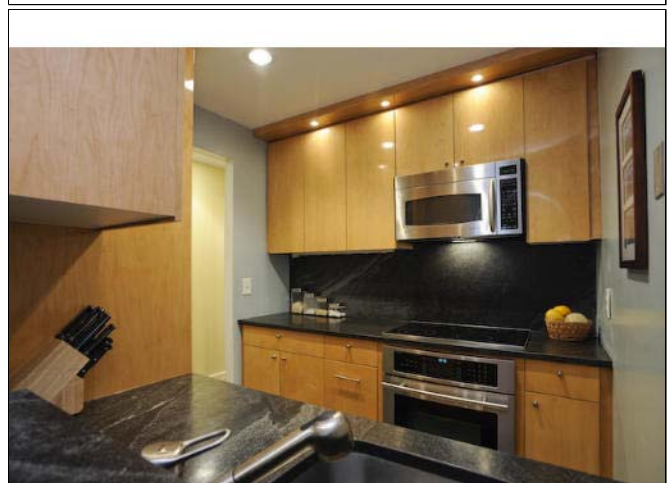
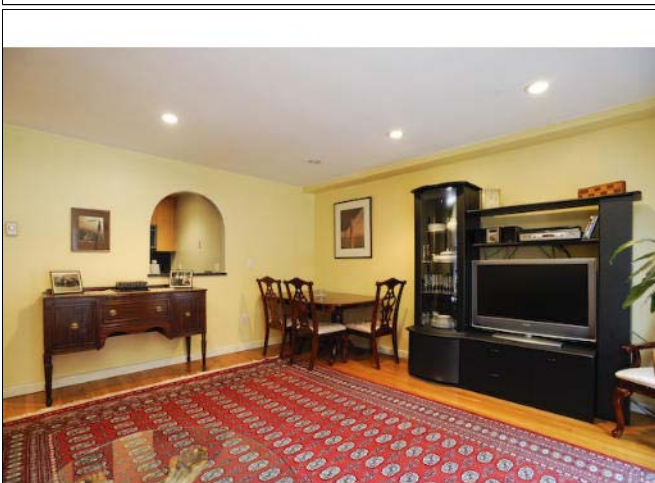
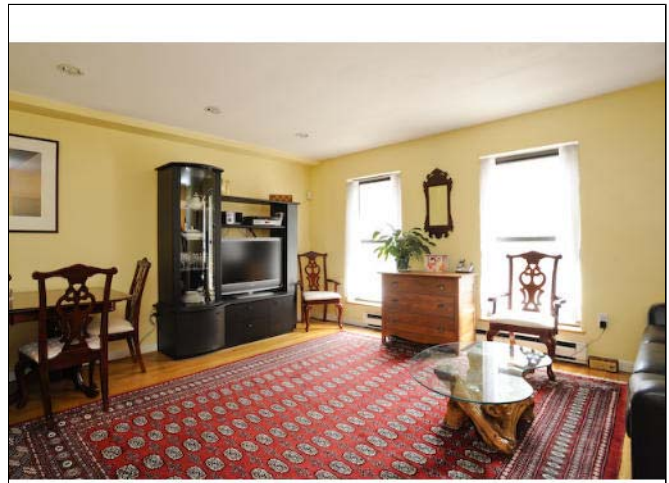
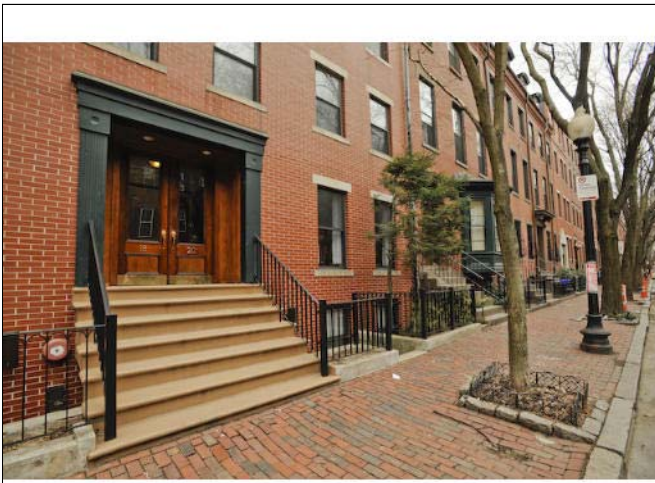
**Tax Information**

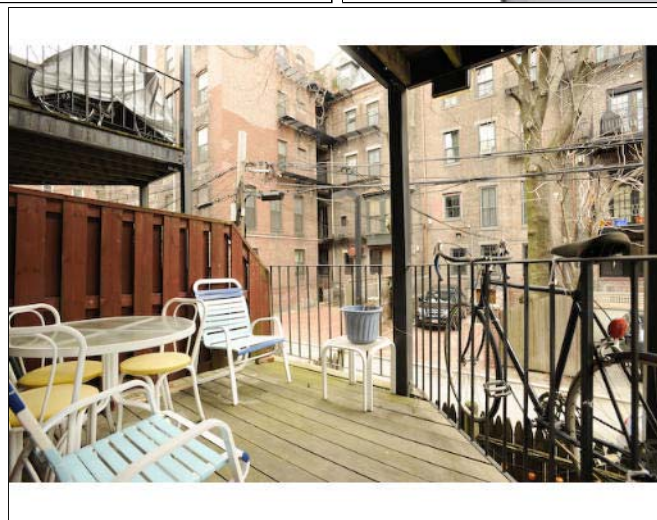
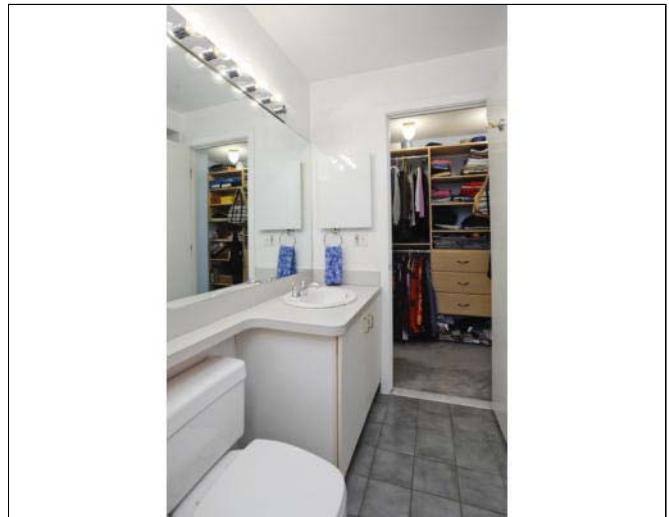
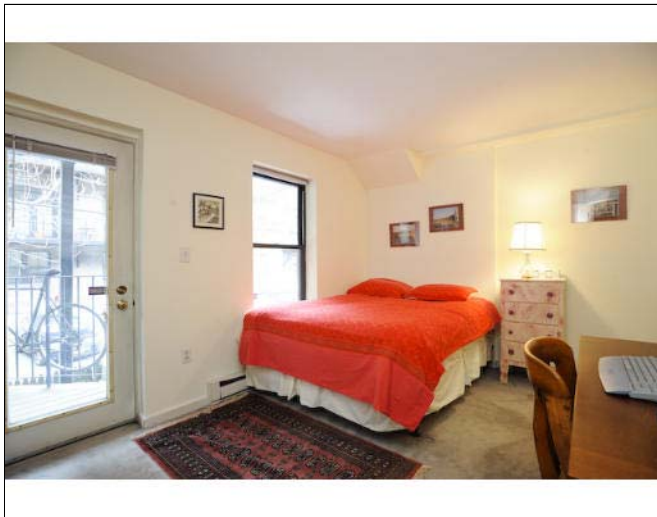
Pin #: **W:08 P:01490 S:016**  
 Assessment: **\$376,100**  
 Taxes: **\$3998** Tax Year: **2009**  
 Book: **28709** Page: **144**  
 Cert:  
 Zoning Code: **res**  
 Map: Block: Lot:

**Listing Information**

Directions: **Washington to East Springfield**  
 Showing: Sub-Agent: **Sub-Agency Relationship Not Offered**  
 Showing: Buyer-Agent: **Call List Agent**  
 Showing: Facilitator: **--**  
 Special Showing Instructions: **Call Melanie or email 617.767.6362 email preferred)**  
 Listing Agreement Type: **ER w/Dual Rate Comm.**  
 Listing Office: **William Raveis R.E. & Home Ser**  (617) 266-5200

Original Price: **\$459,000**  
 Sub-Agent Comp.: **Not Offered**  
 Buyer Agent Comp.: **2.5**  
 Facilitator Comp.: **2.5**  
 Entry Only: **No**  
 Listing Agent: **Melanie Collard**  (617) 767-6362





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