



MLS # 71170613 - Active
Single Family - Detached

Lot 1 Matthew Lane
Waltham, MA 02452
Middlesex County

List Price: \$999,900

Style: Colonial
Total Rooms: 8
Full/Half/Master Baths: 2/1/Yes
Grade School: North East
High School: Waltham High
Neighborhood/Sub-Division: Pigeon Hill Estates IV

Color:
Bedrooms: 4
Fireplaces: 1
Middle School: Kennedy

Directions: Take Trapelo Rd. to Forest to Harrington Rd. to Roseanna Dr. right on Raffaele left on Matthew Lane.

Remarks

New Construction in the best area of Waltham! Wonderful Pigeon Hill Estates IV "On Top Of the Hill" gorgeous views of the Blue Hills convenient to all amenities, landscaping with in ground sprinkler system. There will be low city of Waltham real estate taxes compared to other cities or towns. This property has wonderful appointments and a great cul-de-sac location in a Million Dollar neighborhood.

Property Information

Approx. Living Area: **3480 sq. ft.** Approx. Acres: **0.46 (20000 sq. ft.)** Garage Spaces: **2 Under, Storage, Work Area, Side Entry**
Living Area Includes: Heat Zones: **2 Central Heat, Forced Air, Propane** Parking Spaces: **4 Off-Street**
Living Area Source: **Owner** Cool Zones: **2 Central Air** Approx. Street Frontage:
Living Area Disclosures:

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	15x12	Hard Wood Floor
Dining Room:	1	15x15	Hard Wood Floor
Family Room:	1	23x15	Fireplace, Hard Wood Floor
Kitchen:	1	27x16	Hard Wood Floor
Master Bedroom:	2	22x17	Walk-in Closet, Hard Wood Floor
Bedroom 2:	2	15x12	Hard Wood Floor
Bedroom 3:	2	15x12	Hard Wood Floor
Bedroom 4:	2	14x12	Hard Wood Floor
Bath 1:			Full Bath, Stone / Ceramic Tile Floor, Hot Tub / Spa
Bath 2:			Full Bath, Stone / Ceramic Tile Floor
Bath 3:			Full Bath, Stone / Ceramic Tile Floor
Laundry:	1	--	--
Mud Room:			--
Foyer:		15x12	--

Features

Appliances: **Range, Dishwasher, Disposal**
Area Amenities: **Public Transportation, Shopping, Park, Walk/Jog Trails, Conservation Area, House of Worship, Private School, Public School, University**
Basement: **Yes Full, Walk Out, Interior Access, Garage Access, Concrete Floor**
Beach: **No**
Construction: **Frame**
Electric: **220 Volts, Circuit Breakers, 200 Amps**
Energy Features: **Insulated Windows, Insulated Doors, Prog. Thermostat**
Exterior: **Clapboard, Brick**
Exterior Features: **Patio, Gutters, Prof. Landscape, Sprinkler System**
Flooring: **Wood, Tile**
Foundation Size: **00000**
Foundation Description: **Poured Concrete**
Hot Water: **Propane Gas, Tank**
Insulation: **Full, Fiberglass**
Interior Features: **Central Vacuum, Security System, Cable Available**
Lot Description: **Paved Drive, City View(s)**
Road Type: **Private, Cul-De-Sac**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer and Water: **City/Town Water, City/Town Sewer**
Sewage District: **MWRA**
Utility Connections: **for Electric Dryer, Washer Hookup**
Waterfront: **No**

Other Property Info

Adult Community: **No**
Disclosure Declaration: **No**
Disclosures: **Approx. 3 months to complete**
Exclusions:
Home Own Assn: **Yes**
HOA Mandatory: **Yes**
Lead Paint: **None**
UFFI: **No** Warranty Available: **Yes**
Year Built: **2011** Source: **Builder**
Year Built Description: **Actual**
Year Round: **Yes**

Tax Information

Pin #:
Assessed: **\$0**
Tax: **\$0** Tax Year: **00**
Book: **000** Page: **000**
Cert:
Zoning Code: **RES**
Map: Block: Lot:

Market Information

Listing Date: **12/13/2010** Listing Market Time: MLS# has been on for **39** day(s)
Days on Market: Property has been on the market for a total of **39** day(s) Office Market Time: Office has listed this property for **39** day(s)
Expiration Date:
Original Price: **\$999,900**
Off Market Date:
Sale Date: