

# 1,081 SF Office Condo Across From Train Station



## OFFICE CONDO

- Unit 205: 1,081 +/- sf
- Located in a 2-story, multi-tenant brick building
- 2<sup>nd</sup> Floor office suite
- 1 passenger elevator
- 1 parking space
- 5 private offices plus reception area
- Sign visibility on building exterior
- Available November 15, 2018
- Most of the office furniture can stay



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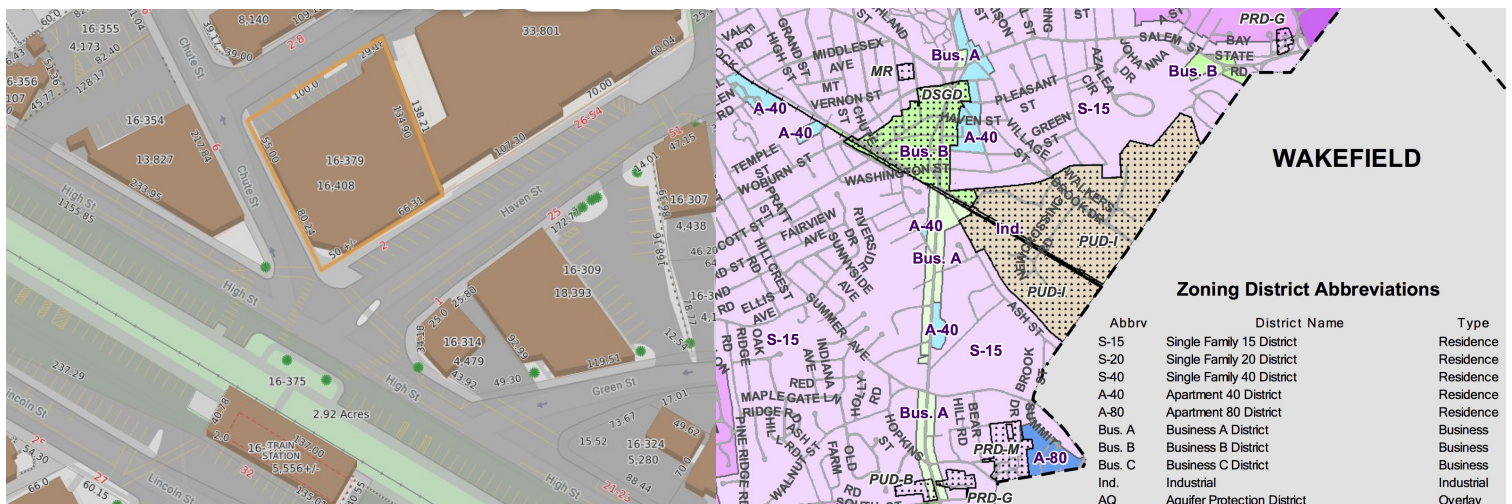
Contact: Edward Carbone 781-935-5444 Edward@CarboneRE.com www.CarboneRE.com

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# 2 Haven Street, Reading, MA

## SPECIFICATIONS as of September 13, 2018

Building Size:	16,408 +/- sf (per Town of Reading)
Year Built:	2005
Office Condo:	Suite 205
Office Condo Size:	1,081 +/- sf
Restrooms:	Common in hallway
Assessment:	\$362,000
Real Estate Tax:	\$5,047.39 (FY beginning July 1, 2017)
Condo Fee:	\$337 per month (as of January 1, 2018)
Zone:	Business B
Parcel:	016.0-0709-0379.0 / Building 16-379
Roof:	Flat; Tar & Gravel
Utilities:	Forced hot air; Gas; HVAC
Sprinkler System:	Yes
Stories:	2
# Current Tenants:	1
Parking:	1 deeded parking space #19



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# 2 Haven Street, Reading, MA

## Unofficial Property Record Card - Reading, MA

### General Property Data

Parcel ID	016.0-0709-0379.0	Account Number	063A000002050
Prior Parcel ID	--	Property Location	2 HAVEN ST
Property Owner	DARDENO PHILIP ETAL TRUSTEES PRD REALTY TRUST	Property Use	OFFICE
Mailing Address	2 HAVEN ST UNIT 205	Most Recent Sale Date	10/31/2008
City	READING	Legal Reference	51853-0137
Mailing State	MA	Grantor	HALL MARK G TRUSTEE
Zip	01867	Sale Price	200,000
ParcelZoning		Land Area	0.000 acres

### Current Property Assessment

Card 1 Value	Building Value	362,600	Xtra Features Value	0	Land Value	0	Total Value	362,600
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### Building Description

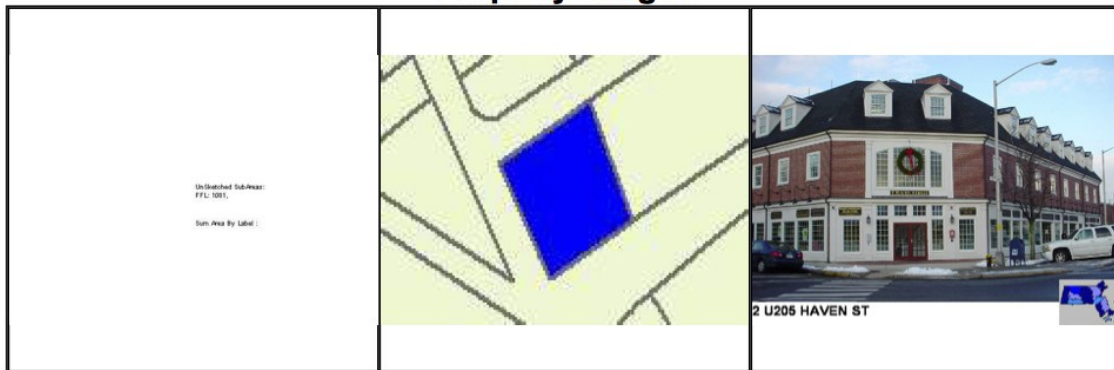
Building Style	CONDO-OFC	Foundation Type	BRICK/STN	Flooring Type	CARPET
# of Living Units	1	Frame Type	WOOD	Basement Floor	CONCRETE
Year Built	2005	Roof Structure	FLAT	Heating Type	FORCED H/A
Building Grade	AVERAGE	Roof Cover	TAR+GRAVEL	Heating Fuel	GAS
Building Condition	Good	Siding	BRICK VENR	Air Conditioning	100%
Finished Area (SF)	1081	Interior Walls	DRYWALL	# of Bsmt Garages	0
Number Rooms	1	# of Bedrooms	0	# of Full Baths	0
# of 3/4 Baths	0	# of 1/2 Baths	1	# of Other Fixtures	0

### Legal Description

### Narrative Description of Property

This property contains 0.000 acres of land mainly classified as OFFICE with a(n) CONDO-OFC style building, built about 2005 , having BRICK VENR exterior and TAR+GRAVEL roof cover, with 1 unit(s), 1 room(s), 0 bedroom(s), 0 bath(s), 1 half bath(s).

### Property Images



Disclaimer: This information is believed to be correct but is subject to change and is not warranted.

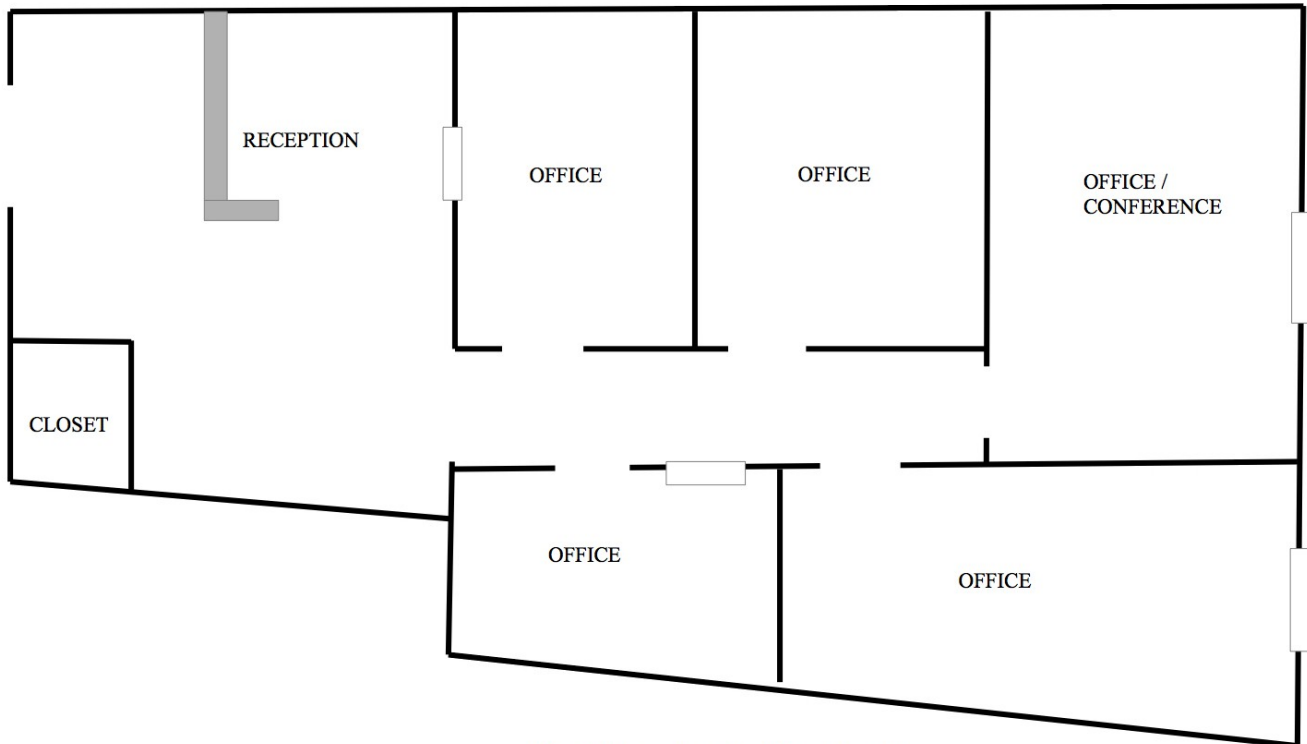
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# 2 Haven Street, Reading, MA

2 HAVEN STREET, READING, MA  
UNIT 205



[Plan not drawn to scale. Plan not exact.]

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