

# THINGS TO KNOW

339 ALBION STREET, UNIT 1, WAKEFIELD

## ROOF

ASPHALT SHINGLES / NEW IN 2012

## HEAT

GAS / NEW IN 2012

## HOT WATER

ELECTRIC / NEW IN NOVEMBER 2018

## HEATING & COOLING ZONES

2 HEATING ZONES / 2 COOLING ZONES

## WATER & SEWAGE UTILITIES

TOWN OF WAKEFIELD

## SCHOOL DISTRICTS

WOODVILLE/WALTON ELEMENTARY  
GALVIN MIDDLE  
WAKEFIELD HIGH

## PARKING

1 CAR GARAGE + 4 OFF-STREET SPACES

## EXCLUSIONS

LIGHT FIXTURE ABOVE DINING ROOM TABLE

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## UPDATES SINCE OWNERSHIP

- FINISHED LOWER LEVEL (JAN 2019)
- NEW WATER HEATER (JAN 2019)
- NEW KITCHEN FAUCET (JUNE 2019)
- NEW OUTSIDE LAMP POST (JULY 2019)
- NEW ELECTRIC RANGE (DEC 2019)
- NEW MICROWAVE OVEN (FEB 2020)
- INTERIOR PAINTING (FEB 2020)

## CONDO/LOCATION DETAILS

- WALKING DISTANCE TO TRAIN STATION, MIDDLE SCHOOL, PLAYGROUND, CONVENIENCE STORES, RESTAURANTS
- DEEDED BACKYARD
- CONDO FEE: \$200/MONTH, COVERS EXTERIOR MAINTENANCE, ROA MAINTENANCE, LANDSCAPING, SNOW REMOVAL
- NO PET RESTRICTIONS