

THINGS TO KNOW

24 ASHLAND ST, UNIT 2, MELROSE

ROOF	Asphalt/Fiberglass Shingles - 2021
HEAT	Natural gas
HOT WATER	Natural Gas - 2015
SUMP PUMP	No
HEATING & COOLING ZONES	Heating Zones - 1, No Central A/C
APPROX. HEATING & ELECTRIC COSTS/YEAR	Monthly heating cost ranges between \$140-\$200 in the Winter \$25-\$35 in the Spring/Summer. Monthly electric cost ranges between \$40-\$50 with cost slightly higher in July & August due to A/C (\$50-\$100)
WATER & SEWER	City of Melrose
UTILITIES	National Grid for Gas and Electric
STORAGE	Half of the garage and 60% of the basement with each condo having designated sides of the basement
COMMON AREA	Front hall, front porch, yard, back lower hall.
PARKING	Left side of the garage and the left side of the driveway are designated for this unit.
OWNER OCCUPANCY	Both units are owner occupied

For full information on this property, scan this code



THINGS TO KNOW

24 ASHLAND ST, UNIT 2, MELROSE

CONDO FEES

Condo fee is \$260/month for up to 2 people. \$15/month increase per additional person. Condo fee covers master insurance, water, sewage trash collection, lawn care and snow removal.

PET POLICY

Pets currently residing at 24 Ashland are grandfathered in. New pets need to be approved by the other condo owner.

WASHER DRYER

Laundry hookups both on the 2nd floor (in unit) and in the basement. Stackable washer/dryer are included in the sale and are electric.

SPECIAL ASSESTMENTS

Nothing planned

EXCLUSIONS

Wrought iron decorative piece on front porch, wrought iron candelabra in sun porch , wrought iron vine on wall in sun porch, wrought iron corbels in pantry kitchen doorway.

UPDATES SINCE OWNERSHIP

- Installed Trex front porch and side steps
- Installed new roof in June 2021
- Installed new attic windows in 2010
- Renovated kitchen
- Updated Bathroom
- Installed shelves in all closets
- Built shelves on 3rd floor
- Added heat to the sunporch
- Installed new gardens & shrubs
- Added new window treatments in bedrooms, living room, dining room, sunporch & hall

For full information
on this property,
scan this code

