

THINGS TO KNOW

8 CALLAHAN DRIVE, WOBURN, MA

MATERIAL & AGE OF ROOF	Asphalt/Fiberglass Shingles, New
HEAT & COOLING ZONES	5 Heat Zones, 5 Cooling Zones, Central Air
HOT WATER	Natural Gas, Tankless
WATER/SEWER UTILITIES	City of Woburn
UTILITY PROVIDERS	Eversource - Electric, National Grid - Gas
UTILITY CONNECTIONS	for Gas Range, for Electric Range, for Gas Oven, for Electric Oven, for Electric Dryer, Washer Hookup, Icemaker Connection
FIREPLACE	1
CONSTRUCTION	Frame
FOUNDATION	Poured Concrete
INSULATION	Full, Cellulose - Sprayed, Fiberglass - Batts, Spray Foam
ELECTRIC	200 Amps
FLOORING	Tile, Hardwood
ENERGY FEATURES	Insulated Windows, Insulated Doors
BASEMENT FEATURES	Full, Finished
INTERIOR FEATURES	Cable Available, Walk-up Attic, Finish - Sheetrock, Internet Available - Unknown
EXTERIOR FEATURES	Porch, Patio, Gutters, Professional Landscaping, Sprinkler System, Fenced Yard
PARKING	4 Off-Street Parking Spaces, 2 Attached Garage Spaces
CONDO ASSOCIATION	No
APPLIANCES INCLUDED IN SALE	Range, Disposal, Microwave, Refrigerator - ENERGY STAR, Refrigerator - Wine Storage, Dishwasher - ENERGY STAR, Vent Hood, Water Instant Hot