



**MLS # 73234574 - New
Single Family - Detached**

**100 Partridge Rd
Billerica, MA 01821-5611
Middlesex County**

List Price: **\$699,900**

Style: **Split Entry**
Color: **Blue**
Grade School: **Ditson**
Middle School: **Locke**
High School: **BMHS/SVTHS**
Approx. Acres: **0.69 (30,448 SqFt)**
Handicap Access/Features:
Directions: **Rt 3A to Shawsheen to Partridge or Rt 3A to Wyman to Partridge**

Total Rooms: **8**
Bedrooms: **3**
Bathrooms: **1f 1h**
Main Bath: **No**
Fireplaces: **2**
Approx. Street Frontage:

Remarks

Step into this immaculate Split-Entry home, just 2 miles from the Burlington line, boasting numerous upgrades in a desirable neighborhood. This 3 BR, 1.5 bathroom property sits on approx 3/4 acres of lush greenery, fully fenced for privacy. Entertain effortlessly in the open living/dining/kitchen area featuring a spacious bay window flooded w/sunlight, fireplace, and in the kitchen newer SS appliances. Off the dining room is the 3-season porch which offers a serene retreat. Gleaming HW floors grace the main level, complemented by freshly painted rooms. The LL includes garage access, 2 spacious finished rooms, 1/2 bath, utility room, and laundry connections. A walk-out basement leads to the yard w/additional storage. Updates: Gas water heater, central AC, irrigation system, kitchen updates, recessed lights, carpeting, stone wall, front yard reseeded/treated, and more! Minutes from commuter rail, Rt 3, 128 & 495, shopping and restaurants.

Property Information

Approx. Living Area Total: **1,696 SqFt** Living Area Includes Below-Grade SqFt: **Yes** Living Area Source: **Public Record**
Approx. Above Grade: **1,032 SqFt** Approx. Below Grade: **664 SqFt**
Living Area Disclosures: **Some pictures are Virtually Staged for Marketing Purposes.**

Heat Zones: **2 Forced Air, Gas** Cool Zones: **1 Central Air**
Parking Spaces: **4 Off-Street, Paved Driveway** Garage Spaces: **1 Under**
Disclosures: **Some pictures are Virtually Staged for Marketing Purposes. Measurements/Floor Plans for Marketing Purposes. Please refer to the additional attached sheet or visit the property website for details on updates/upgrades/features.**
Approx. Monthly Utility Costs: Electric: \$100 Gas: \$100; Water/Sewer: \$40

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	14'4"X14'11"	Fireplace, Flooring - Hardwood, Window(s) - Bay/Bow/Box, Main Level
Dining Room:	1	9'8"X9'1"	Flooring - Hardwood, Main Level, Deck - Exterior, Exterior Access, Recessed Lighting
Family Room:	B	19'5"X20'8"	Bathroom - Half, Flooring - Wall to Wall Carpet, Exterior Access, Closet - Double
Kitchen:	1	13'8"X9'1"	Flooring - Stone/Ceramic Tile, Main Level, Stainless Steel Appliances, Gas Stove, Peninsula, Lighting - Overhead
Main Bedroom:	1	13'9"X9'11"	Closet, Flooring - Hardwood, Main Level, Lighting - Overhead
Bedroom 2:	1	11'5"X11'6"	Closet, Flooring - Hardwood, Main Level
Bedroom 3:	1	9'6"X11'6"	Closet, Flooring - Hardwood, Main Level
Bath 1:	1	5'2"X8'9"	Bathroom - Full, Bathroom - Tiled With Tub & Shower, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Main Level, Recessed Lighting, Remodeled, Lighting - Overhead
Bath 2:	2	4'8"X4'6"	Bathroom - Half, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Lighting - Overhead, Decorative Molding
Laundry:	B	7'10"X10'3"	-
Bonus Room:	B	14'4"X10'1"	Fireplace, Flooring - Wall to Wall Carpet, Lighting - Sconce

Features

Appliances: **Range, Dishwasher, Disposal, Microwave, Refrigerator, Washer, Dryer**
Area Amenities: **Public Transportation, Shopping, Tennis Court, Park, Walk/Jog Trails, Golf Course, Medical Facility, Laundromat, Bike Path, Conservation Area, Highway Access, House of Worship, Private School, Public School**
Basement: **Yes Full, Finished, Walk Out, Interior Access, Garage Access, Sump Pump**
Beach: **No**
Construction: **Frame**
Electric: **Circuit Breakers, 100 Amps**
Energy Features: **Storm Doors, Prog. Thermostat**
Exterior: **Wood**
Exterior Features: **Porch - Screened, Gutters, Storage Shed, Professional Landscaping, Sprinkler System, Fenced Yard, Stone Wall**
Flooring: **Tile, Vinyl, Wall to Wall Carpet, Hardwood**
Foundation Size: **24 x 44**
Foundation Description: **Poured Concrete**

Other Property Info

Disclosure Declaration: **No**
Exclusions:
Home Own Assn: **No**
Lead Paint: **Unknown**
UFFI: Warranty Features:
Year Built: **1966** Source: **Public Record**
Year Built Description: **Actual**
Year Round:
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Tax Information

Pin #:
Assessed: **\$535,900**
Tax: **\$6,489** Tax Year: **2024**

Hot Water: **Natural Gas, Tank**
Insulation: **Full**
Interior Features: **Security System, Cable Available, Internet Available - Unknown**
Lot Description: **Paved Drive, Easements**
Road Type: **Public, Paved, Publicly Maint.**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Terms: **Contract for Deed**
Utility Connections: **for Gas Range, for Gas Dryer, Washer Hookup**
Water Utilities: **City/Town Water**
Waterfront: **No**
Water View: **No**

Book: **34213** Page: **102**
Cert:
Zoning Code: **3**
Map: **0097** Block: **0071** Lot: **0**

Compensation

Sub-Agent: **Not Offered** Buyer Agent: **1.5**
Facilitator: **0**
Compensation Based On: **Net Sale Price**

Firm Remarks

Buyer/Buyer Agent to do your own due diligence. Seller is looking for a quick close. Offer Instructions attached in MLS. Property website has ALL documents, floor plans, additional pictures: <https://100partridgerd.com/> Planned Open Houses 5/11 & 5/12.

The information in this listing was gathered from third-party sources including the seller and public records. MLS Property Information Network, Inc., and its subscribers disclaim any and all representations or warranties as to the accuracy of this information. Content ©2024 MLS Property Information Network, Inc.



Jen Mason, REALTOR®
HomeSmart Success Realty
Licensed in MA & NH
c 978.995.4885
e jen@jenmasonrealtor.com
w jenmasonrealtor.com

