

978 250-3500 x146



**MLS # 70826769 - Active  
Single Family - Detached**

**34 Arlington St  
Lowell, MA 01854-3302  
Middlesex County**

List Price: **\$224,900**

Style: **Colonial**  
Total Rooms: **8**  
Full/Half/Master Baths: **1/1/No**  
Grade School:  
High School: **Lowell High**  
Directions: **School to Bower to Arlington**

Color: **white**  
Bedrooms: **3**  
Fireplaces: **0**  
Middle School:

### Remarks

**CHARMING COLONIAL ON A QUIET NEIGHBORHOOD ST. This 3/4 bedroom home has a large eat in kitchen with an abundance of cabinets, a 1st floor laundry and half bath, a formal living rm and dining rm, plus a den. The roomy master bedroom has plenty of closet space. You'll also enjoy the hardwood floors, replacement windows, newer roof and furnace, and a private back yard. Situated on a one-way street it has easy access to highways, the university, or city activities. Available for quick close.**

### Property Information

Approx. Living Area: <b>1757 sq. ft.</b>	Approx. Acres: <b>0.09 (4100 sq. ft.)</b>	Garage Spaces: <b>0 --</b>
Living Area Includes:	Heat Zones: <b>1 Steam, Gas</b>	Parking Spaces: <b>0 --</b>
Living Area Source: <b>Public Record</b>	Cool Zones: <b>0 None</b>	Approx. Street Frontage:
Living Area Disclosures:		

### Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	14x14	Hard Wood Floor, Wall to Wall Carpet
Dining Room:	1	12x13	Hard Wood Floor, Wall to Wall Carpet
Family Room:	1	9x14	Hard Wood Floor, Wall to Wall Carpet
Kitchen:	1	12x15	--
Master Bedroom:	2	12x13	Hard Wood Floor, Wall to Wall Carpet
Bedroom 2:	2	13x13	Hard Wood Floor, Wall to Wall Carpet
Bedroom 3:	2	8x10	--
Bedroom 4:	2	8x8	--
Bath 1:	1	--	--
Bath 2:	2	7x10	--
Laundry:	1	8x9	--

### Features

Appliances: **Range, Dishwasher, Disposal, Refrigerator, Washer, Dryer**  
 Area Amenities: **Public Transportation**  
 Basement: **Yes Full, Walk Out, Interior Access, Concrete Floor**  
 Beach: **No**  
 Construction: **Frame**  
 Electric: **Circuit Breakers, 100 Amps**  
 Energy Features: **Insulated Windows, Insulated Doors**  
 Exterior: **Vinyl**  
 Exterior Features: **Porch, Enclosed Porch**  
 Flooring: **Wood, Vinyl, Wall to Wall Carpet**  
 Foundation Size: **0**  
 Foundation Description: **Fieldstone**  
 Hot Water: **Natural Gas**  
 Insulation: **Full**  
 Interior Features: **Cable Available**  
 Lot Description: **Wooded**  
 Road Type: **Public, Paved, Publicly Maint., Sidewalk**  
 Roof Material: **Asphalt/Fiberglass Shingles**  
 Sewer and Water: **City/Town Water, City/Town Sewer**  
 Utility Connections: **for Electric Range, for Electric Dryer, Washer Hookup**  
 Waterfront: **No**

### Other Property Info

Adult Community: **No**  
 Disclosure Declaration: **Yes**  
 Disclosures:  
 Exclusions:  
 Home Own Assn: **No**  
 Lead Paint: **Unknown**  
 UFFI: **No** Warranty Available: **No**  
 Year Built: **1900** Source: **Public Record**  
 Year Built Description: **Actual**  
 Year Round: **Yes**

### Tax Information

Pin #: **M:000117 T:S10770**  
 Assessed: **\$212,600**  
 Tax: **\$2254** Tax Year: **2008**  
 Book: **1349** Page: **572**  
 Cert:  
 Zoning Code: **Res**  
 Map: Block: Lot: