



AtlanticEast

NANTUCKET REAL ESTATE

508-228-7707

Peter DuPont  
508-932-2535

**Price: \$1,495,000 Address: 11 Weymouth Street**

**Area: Town Owner: Gerald & Sandra G. Michaud**

Type: Single Family      Status: Available  
 Map/Parcel: 5541/134      Lot #: 2  
 Zoning: ROH/SOH      Lot Size (SF): 3,315  
 Deed: 783/0003      Lot Size (A): 0.0761  
 Wtr Frontage: None      GLA: 2,296  
 Water View: None      Water: Town  
 Other View: Residential      Sewer: Town  
 Year Built: 1930      Rooms: 7  
 Remodeled: 1999      Beds/Baths: 3/2  
 Furnished: Furnished  
 Second Dwelling: None



Charming Carriage house built in the 1930's, renovated in 1999 and lovingly updated and maintained by current homeowners. This property is on a quiet side street and an easy walk to town and restaurants. 3 bedrooms and a sleeping loft for extra guests. Loads of character ~ a home you will fall in love with from the first step inside! Excellent rental potential.

- Basement:** Basement with deck flooring under back portion of the house. Dehumidifier installed. Perfect for storing bikes and beach items after the season.
- 1st Floor:** Enter into the sitting parlor with fireplace, open dining room and kitchen. Full bath. Master bedroom with door to gardens. Large cathedral living room with amazing light, door to the deck, yard and gardens.
- 2nd Floor:** Two bedrooms with twins, full bath and sleeping loft. Washer and Dryer. Access to two attic storage areas.
- 3rd Floor:** Attic storage

Building Information

First Floor Bedrooms: 1  
 Heating: Gas\FHA  
 Fireplaces: GAS  
 Floors: Wood Pine  
 Yard: Small yard and garden  
 Parking: One off street  
 Foundation: Concrete  
 Lead Paint: Unknown  
 Recreation and Outdoor Spaces: Deck, Garden

Appliances and Other Amenities

Stove: Elec  
 Refrigerator: Elec  
 Dishwasher: Elec  
 Washer: Elec  
 Dryer: Elec  
 Tv Service: Cable  
 Amenities: Wood Stove, Irrigation

Taxes and Fees

Assessment Year: 2013  
 Building Assessment: \$516,300  
 Land Assessment: \$466,500  
 Total Assessment: \$982,800  
 Estimated Taxes: \$3,557

Easements

Other Comments

None

Condo Fees: \$0  
 Condo Fees Include:



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*The information contained herein is believed to be reliable but is not guaranteed.*





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Bath - First Floor

Second Floor Bathroom



Loft





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