



AtlanticEast

NANTUCKET REAL ESTATE

508-228-7707

Christine George Whelden

508-221-5541

Price: \$1,795,000 Address: 6 Tennessee Avenue

Area: Madaket

Owner: Poster

Type: Single Family Status: Available
 Map/Parcel: 60.21/21 Lot #: 454
 Zoning: R-20 Lot Size (SF): 5,700
 Deed: 80040 Lot Size (A): 0.1300
 Wtr Frontage: Harborfront GLA: 1,902
 Water View: Sound Water: Well
 Other View: Harbor Sewer: Septic
 Year Built: 1970 Rooms: 7
 Remodeled: 1988 Beds/Baths: 3/3.5
 Furnished: Un-Furnished
 Second Dwelling: None



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Very bright and cheerful decor with Harbor access and fabulous water views and sunsets. Three bedroom, 3.5 bath home with studio cottage. Easement to harbor and another easement for use of large side yard.

Basement: Wine cellar/ storage room. Laundry room, utility room.

1st Floor: Spectacular views of Madaket harbor, white washed walls and ceilings, fireplace. Kitchen with granite counter tops, dining area and bathroom with shower.

2nd Floor: Master bedroom with beautiful harbor views and several built ins. Newly renovated bathroom. Two small bedrooms share a bathroom.

3rd Floor: Ladder to cupola.

Other Structures: Studio with bluestone patio, shower, water closet and ladder to loft. Outdoor shower.

Building Information

Appliances and Other Amenities

First Floor Bedrooms: 0
 Heating: Gas\FHW
 Fireplaces: One
 Floors: Wood/Tile & Slate
 Yard: Yes
 Parking: Yes
 Foundation: Block
 Lead Paint: Unknown
 Recreation and Outdoor Spaces: Deck, Garden, Patio, Porch

Stove: Yes
 Refrigerator: Yes
 Dishwasher: Yes
 Washer: Yes
 Dryer: Yes
 Tv Service: Cable
 Amenities: Insulation, Irrigation, Outdoor Shower

Taxes and Fees

Easements

Assessment Year: 2013
 Building Assessment: \$825,600
 Land Assessment: \$646,900
 Total Assessment: \$1,472,500
 Estimated Taxes: \$5,404

Special Permit 45707. Benefit of Exclusive Yard Easement. Easement granting 6 Tennessee Avenue access to harbor over 5ft pedestrian walk way. See plan.

Other Comments

Condo Fees: \$0
 Condo Fees Include:

None



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





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