



AtlanticEast

NANTUCKET REAL ESTATE

508-228-7707

Lisa Sherburne

508-560-0204

Price: \$3,495,000 Address: 8 Mattapoissett Avenue

Area: Cisco

Owner: Alster

Type: Single Family Status: Available
Map/Parcel: 82/394 Lot #: 104, 105
Zoning: LUG2 Lot Size (SF): 7,986
Deed: Book 779, Lot Size (A): 0.1800
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Wtr Frontage: None GLA: 3,600
Water View: Ocean Water: Well
Other View: None Sewer: Septic
Year Built: 2000 Rooms: 8
Remodeled: Beds/Baths: 3/3.5
Furnished: Un-Furnished
Second Dwelling: None



Beautifully built, well maintained beach house in Cisco with wonderful views of Conservation land and the Ocean. Designed by J. Graham Goldsmith.

Basement: Full basement.

1st Floor: Entry foyer with staircase to second floor. Two ensuite bedrooms. Office/bedroom with half bath. Laundry room. Family room with French doors opens to large deck. Exterior staircase from lower to upper deck.

2nd Floor: Large open gourmet kitchen including 2 Dacor ovens, a Sub Zero refrigerator, 2 sinks, a warming drawer and microwave, an ice maker and a small under counter refrigerator. An open dining area and living room with fireplace. French doors to deck overlooking Conservation land and Cisco Beach. Ensuite master bedroom with fireplace. Access to roofwalk from second floor.

Building Information

First Floor Bedrooms: 2
Heating: Gas\FHA
Fireplaces: 2
Floors: Heart Pine
Yard: Yes
Parking: Yes
Foundation: Poured
Lead Paint: No
Recreation and Outdoor Deck
Spaces:

Appliances and Other Amenities

Stove: Yes
Refrigerator: Yes
Dishwasher: Yes
Washer: Yes
Dryer: Yes
Tv Service: Cable
Amenities: Alarm, Central A/C, Insulation, Irrigation,
Outdoor Shower

Taxes and Fees

Assessment Year: 2013
Building Assessment: \$1,445,000
Land Assessment: \$1,436,700
Total Assessment: \$2,881,700
Estimated Taxes: \$10,432

Condo Fees: \$0
Condo Fees Include:

Easements

None known.

Other Comments

None



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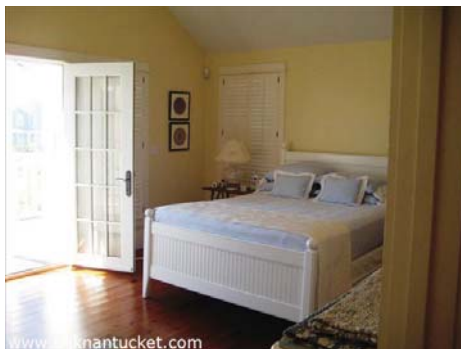
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