



AtlanticEast

NANTUCKET REAL ESTATE

508-228-7707

John F Trudel
508-648-8870

Price: \$1,295,000 Address: 3 Delaney Road Area: Cliff Owner: McHugh

Type: Single Family Status: Available
 Map/Parcel: 41/126 Lot #: .
 Zoning: R1/SR1 Lot Size (SF): 8,451
 Deed: . Lot Size (A): 0.1940
 Wtr Frontage: None GLA: 0
 Water View: None Water: Town
 Other View: None Sewer: Town
 Year Built: 1966 Rooms: 6
 Remodeled: 1992 Beds/Baths: 3/1.5
 Furnished: Un-Furnished
 Second Dwelling: Potential



Well maintained, cheerful house on an over-sized lot in the much sought after Cliff area. 3 bedrooms, 1 full bath and 1 half bath, wood burning fireplace, large private yard and 1 car garage. Potential to expand and or add a secondary dwelling.

Basement: Full unfinished and laundry.

1st Floor: Living room with wood burning fireplace, kitchen with access to large yard and deck. Full hall bath, two bedrooms and third bedroom with half bath.

Other Structures: One car garage with attached outdoor shower.

Building Information

First Floor Bedrooms: 3
 Heating: Oil\FHW
 Fireplaces: 1
 Floors: Oak\linoleum
 Yard: Large
 Parking: Plenty
 Foundation: Block
 Lead Paint: Unknown
 Recreation and Outdoor: Deck, Garden
 Spaces:

Appliances and Other Amenities

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

Taxes and Fees

Assessment Year: 2012
 Building Assessment: \$168,200
 Land Assessment: \$564,700
 Total Assessment: \$732,900
 Estimated Taxes: \$2,650

Condo Fees: \$0
 Condo Fees Include:

Easements

None known.

Other Comments

None





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



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