



**Pleasant Street Condominium For Sale
1 Bedrooms - 1 Bathroom**

**165 Pleasant Street unit 106, Cambridge, MA 02139
First Floor w/entrance to inside courtyard**

\$485,850.00

**Amenities include
Gazebo Function, Gym, Media Room**



**Condo Fee per month
\$462.49**

**Property Tax yearly
\$2,000.00 w/ residential
exemption**

**Unit Information
635 sq. ft.**

**Appliances
Carpet, Tile floors
Washer & Dryer
Garage Parking
Storage**

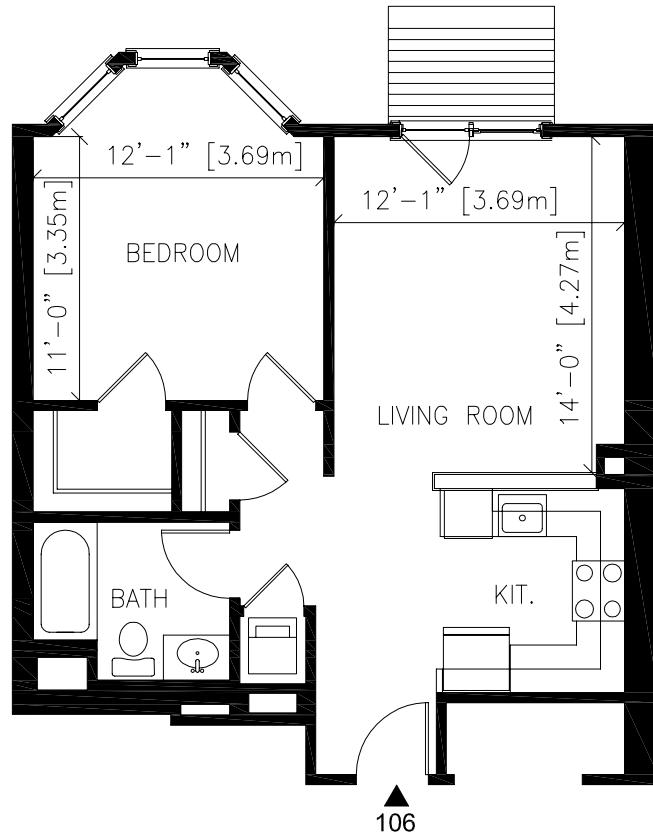
Condominium Fee Pays For

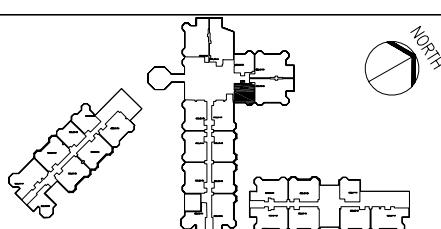
- **Property Management Company**
- **Water & Sewer**
- **Snow Removal**
- **Walls-in Insurance**
- **Common Area Utilities**
- **Common Area Preventive Maintenance**

To book an appointment Contact Tracy Coleman

If you have additional question Contact Tracy Coleman, 1350 Massachusetts Avenue, Smith Center Room 827, Cambridge, MA 02138

Email tracy_coleman@harvard.edu or phone 617-799-2553.



ABBREVIATIONS / SYMBOLS / NOTES		 NORTH	UNIT INFORMATION	
FP FIREPLACE	REF REFRIGERATOR		ADDRESS: 165 Pleasant Street	
CL CLOSET	DW DISHWASHER		UNIT NUMBER: 106	
▲ ENTRY (FRONT DOOR)	■ SHOWER ONLY		LEVEL: 1ST Floor	
— WINDOW	— CABINETS/SHELVES		SQUARE FEET: 635	
1. THIS FLOOR PLAN IS AN APPROXIMATE REPRESENTATION; YOUR UNIT MAY VARY. 2. NOT RESPONSIBLE FOR OMISSIONS OR ERRORS. 3. SEE UNIT DETAIL SHEET FOR ADDITIONAL INFORMATION. 4. NOT ALL FIREPLACES ARE IN WORKING CONDITION; REFER TO UNIT DETAIL SHEET. 5. UNIT SQUARE FOOTAGE INCLUDES ALL CLOSETS.	 HARVARD REAL ESTATE SERVICES		Pleasant Street Leasehold Condominiums Cambridge, MA 02139	
			UNIT SIZE 1 BEDROOM	DRAWING DATE 08/31/04
				YARDI UNIT NUMBER 53855_165-106

Home Improvements Prior to 2022

- Water heater
- Washer-dryer
- Kitchen sink faucet
- Garbage disposal
- Kitchen light fixture

**165 Pleasant Street, Unit 106
Cambridge, MA 02139
For Sale \$485,850.00**

How to make an offer to purchase:

You send an email stating what you'd like to pay for; I have listed the sale price below (you can bid on) for 165 Pleasant Street, Unit 106, Cambridge, MA 02139.

I would encourage you to make your highest and best offer:

**You can bid up to \$485,850.00
Seller expenses up to \$7,000.00
Seller's Agency Fee of 2.5% of the sale price**

If your offer is accepted, you will be required to put down a deposit of \$1,000.00 and will be given a formal reservation/offer to review w/your attorney.

- * As is sale**
- * The condominium documents don't allow for a co-brokerage split. We encourage you to hire a real estate attorney to assist you with your offer, negotiations and to review the purchase and sale agreement.**