

*Welcome to
87 Varnum Street, Arlington
Offered at \$499,900*

This spotless and spacious three bedroom, two bath condo occupies the top two floors of a classic Arlington two family condominium conversion. It is located in a prime East Arlington location, between Arlington Center and the Cambridge line, convenient to the bike trail, Alewife Station, Route 2 and most amenities. Attractive architectural details lend an extra touch of class.

Features include:

Granite, Maple and Stainless Kitchen
Separate Dining Room with Butler's Pantry
Hardwood Floors Throughout
Natural Woodwork
Top Floor Master Suite with Private Bath
One Garage Parking Space
Basement Storage & Work Area
Recently Re-Shingled Roof
Recent Heating & Air Conditioning System
Front and Back Porches



for additional photos please visit: www.ForSaleBySam.com

Living Area: 1871 square feet
Condo Fee: \$135 per month
Parking: 1 car garage

Taxes: \$4,830.84 (FY2006)
Year Built: approx. 1925
Heat: Gas / Forced Warm Air

87 Varnum is located on a dead end section of Varnum Street between Mass Ave and Thorndike Field in East Arlington, near the Cambridge line. Whole Foods Market, Starbucks, banks, shops, restaurants and other amenities are within a 15+- minute walk. Approximately 10+- minute walk to the Alewife Red Line or catch the express bus on Mass Ave to Harvard Square. Travel time by subway is 10 minutes to Harvard Square and 20 minutes to Park Street. Driving time is about 25 minutes to downtown Boston.

Exclusively Listed By:

Greater Boston Home Team
Sam Schneiderman or Kathy Mahoney
617-469-4200 781-492-4161

for additional information please visit: www.ForSaleBySam.com

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