

93 Holly Lane, Holliston, Ma



*Immaculate home completely renovated
in great family neighborhood.*

**Immaculate home completely renovated
in great family neighborhood!**

- 3 bedrooms
- 2 full baths with granite and ceramic tile.
- 2 fireplaces
- Fabulous kitchen with granite counters, updated appliances and bay window.
- Private wooded lot with exquisite perennial gardens!
- Central air
- Gas heat
- 200 AMP CB
- Closet systems
- New windows
- New siding
- Bluestone patio

Move in condition.

Title V in hand



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**MLS # 70925506 - New
Single Family - Detached**

93 Holly Lane

Holliston, MA 01746

Middlesex County

Style: **Ranch**

Total Rooms: **7**

Full/Half/Master Baths: **2/0/Yes**

Grade School: **Placentino**

High School: **Holliston HS**

Directions: **Norfolk Street to Holly Lane**

Color: **Grayblue**

Bedrooms: **3**

Fireplaces: **2**

Middle School: **Robert Adams**

Remarks

Immaculate home completely renovated in great family neighborhood! Features include 3 bedrooms, 2 full baths w/granite and ceramic tile, 2 fireplaces, fabulous kitchen w/granite counters, updated appliances and bay window overlooking private wooded lot w/exquisite perennial gardens! Central air, gas heat, 200 AMP CB, closet systems, new windows, new siding, & Bluestone patio. Move in condition. Home shows exceptionally well. Title V in hand.

Property Information

Approx. Living Area: **1500 sq. ft.**

Approx. Acres: **0.55 (23958 sq. ft.)**

Garage Spaces: **1 Attached, Storage**

Living Area Includes:

Heat Zones: **1 Hot Water Baseboard, Gas**

Parking Spaces: **4 Off-Street**

Living Area Source: **Owner**

Cool Zones: **1 Central Air**

Approx. Street Frontage:

Living Area Disclosures:

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1		Fireplace, Hard Wood Floor
Dining Room:	1		Fireplace, Hard Wood Floor
Kitchen:	1		Hard Wood Floor, Granite/Solid Counters
Master Bedroom:	1		Full Bath, Wall to Wall Carpet
Bedroom 2:	1		Wall to Wall Carpet
Bedroom 3:	1		Wall to Wall Carpet
Bath 1:	1		Full Bath, Skylight, Ceramic Tile Floor, Granite/Solid Counters
Bath 2:	1		Full Bath, Ceramic Tile Floor, Granite/Solid Counters
Laundry:	1		--
Office:	1		Hard Wood Floor

Features

Appliances: **Range, Dishwasher**

Area Amenities: **Shopping, Swimming Pool, Tennis Court, Park, Golf Course**

Basement: **No Slab**

Beach: **Yes Lake/Pond**

Beach Ownership: **Public**

Beach - Miles to: **1/10 to 3/10**

Construction: **Frame**

Electric: **Circuit Breakers, 200 Amps**

Energy Features: **Insulated Windows, Insulated Doors**

Exterior: **Vinyl**

Exterior Features: **Patio, Covered Patio/Deck, Gutters, Storage Shed, Prof. Landscape, Decor. Lighting, Screens**

Flooring: **Wood, Tile, Wall to Wall Carpet, Laminate**

Foundation Size: **60x24**

Foundation Description: **Slab**

Hot Water: **Natural Gas, Tank**

Insulation: **Full**

Interior Features: **Cable Available**

Lot Description: **Wooded**

Road Type: **Public, Paved, Publicly Maint.**

Roof Material: **Asphalt/Fiberglass Shingles**

Sewer and Water: **City/Town Water, Private Sewerage**

Terms: **Contract for Deed**

Utility Connections: **for Gas Range, for Electric Oven**

Waterfront: **No**

Other Property Info

Adult Community: **No**

Disclosure Declaration: **No**

Disclosures: **Subject to signed P & S on specific property identified.**

Exclusions: **Washer,dryer,refrigerator,some plantings,firewood,LR window treatments and the swingset.**

Home Own Assn:

Lead Paint: **Unknown**

UFFI: **Unknown** Warranty Available: **No**

Year Built: **1966** Source: **Public Record**

Year Built Description: **Actual**

Year Round:

Tax Information

Pin #:

Assessed: **\$309,100**

Tax: **\$4778** Tax Year: **2009**

Book: **27426** Page: **492**

Cert:

Zoning Code: **Res**

Map: Block: Lot: