

**6 Coppersmith Way - Unit 3
Boston, MA 02128
Condo**

MLS #: **72786893** Status: **New**
List Price: **\$869,000**
List Date: **2/17/2021**
Area: **East Boston** Off Market Date:
List\$/Sq. Ft.: **\$573.22**
Days on Market (Total): **0** Days on Market (Office): **0**

Property Features

Rooms: **5** Style: **2/3 Family**
Bedrooms: **3** Type: **Condo**
Baths: **2f 1h** Unit Level: **3**
Master Bath: **Yes** Placement: **Top/Penthouse**
Fireplaces: **0** Approx. Living Area: **1,516 Sq. Ft.**
Year Built: **2021** Outdoor Space Avail: **Yes - Private**
Units: **3** Garage: **1**
Elevator: **No** Parking: **0 Rented**
Handicap Access/Features:
Association: **Yes** Fee: **\$210.65**
Fee Includes: **Master Insurance, Reserve Funds**



Room Descriptions

Room	Level	Size	Features
Living Room:	1	-	-
Dining Room:	1	-	-
Kitchen:	1	-	-
Master Bedroom:	2	-	-
Bedroom 2:	2	-	-
Bedroom 3:	1	-	-
Bath 1:	1	-	-
Bath 2:	2	-	-
Bath 3:	2	-	-
Laundry:	1	-	-

Features & Other Information

Appliances: **Range, Dishwasher, Disposal, Microwave, Refrigerator**
Basement: **No**
Construction: **Frame**
Cooling: **Ductless Mini-Split System**
Exclusions:
Exterior: **Fiber Cement Siding**
Exterior Features: **Deck, Deck - Roof, Sprinkler System**
Facing Direction:
Heating: **Ductless Mini-Split System**
Hot Water: **Natural Gas, Tankless**
Interior Features: **Intercom**
Lead Paint: **None**
Living Area Disclosures: **Final square footage may vary.**
Pets Allowed: **Yes**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No** Water View: **Yes**
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Remarks

Brand new penthouse duplex with water views + 3 private outdoor spaces, all in East Boston's most rapidly developing Waterfront community! This home boasts hand-selected designer finishes across a truly magnificent two level layout plus easy access to garage parking*. The main entertaining level provides a wide open floorplan, a breakfast bar with adjacent dining area & spacious, sunny living room with views of the harbor. Additional home office/third bedroom, half bath and private deck off kitchen. Upstairs there are 2 grand bedrooms, 1 w/en suite master bath & private deck. The other w/access to 2nd full bathroom. Laundry on second level as well. Walk up to headhouse and private roof deck! Sweeping views of the Boston skyline and harbor, plus a gas line for grilling. Quick walk to the Maverick T Stop, right around the corner from ReelHouse and the water taxi. A magnificent home with sophisticated finishes and unmatched outdoor space, all with access to the best parts of Boston.

Tax Information

2021 Taxes: **\$999** Assessment: **\$999** Cert: Zoning Code: **RES**
Pin #: Map: Block: Lot: Book: **999** Page: **999**

Listing Information

Directions: **Border or Liverpool to Coppersmith Way**
Listing Agreement Type: **Exclusive Right to Sell** Entry Only: **No** Original Price: **\$869,000**
Showing: Sub-Agent: Sub-Agent Comp: **0**
Showing: Buyer-Agent: **Appointment Required** Buyer Agent Comp: **2.5**
Showing: Facilitator: **Appointment Required** Facilitator Comp: **1**
Special Showing Instructions: **Please email DEIHLRE@gmail.com for all showing appointments** Compensation Based On: **Net Sale Price**

Disclosures: ***Garage rental parking paid by developer, length of lease negotiable. New construction development, taxes estimated.**

Listing Office: **Gibson Sotheby's International Realty** (617) 825-0800 Listing Agent: **ResCo Team (617) 817-1813**

Team Member(s): **Timothy Deihl** (617) 817-1813