



Mark H. Shear

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Details on the property located at

**60 S Flagg St
Worcester, MA 01602
(West Side)**

MLS # 3712611
Single Family - Detached

List Price: **\$385,000**

Single Family - Detached

**60 S Flagg St
Worcester, MA: West Side, 01602-1822
Worcester County**

Style: **Ranch**
Color: **White**
Grade School: **Flagg St**
Middle School: **Forest Grove**
High School: **Doherty HS**
Approx. Acres: **0.17 (7,554 SqFt)**
Handicap Access/Features: **No**

List Price: **\$385,000**

Total Rooms: **6**
Bedrooms: **3**
Bathrooms: **1f 0h**
Main Bath:
Fireplaces: **0**
Approx. Street Frontage:





Neighborhood/Sub-Division: **West Side**
 Directions: **South Flagg Street is a cul-de-sac / dead-end street off Pleasant St (south side)**



1 of 23



Remarks

Beaming with pride! This 3 BR, 1 BA ranch home on a West Side cul-de-sac has great bones and is extremely well-kept. Nestled on 0.173 +/- acres in a nicely maintained neighborhood, it is conveniently located – a few blocks from a WRTA bus route and just minutes to the commuter rail, I-290 and Route 9, parks and recreation, public and private schools, houses of worship, and all that downtown Worcester has to offer. With an open LR/ DR floorplan, a 3-season porch, a rec room in the partially finished basement with bulkhead access to the partially fenced, landscaped back yard, this is the perfect home for you and your family to spread out and entertain, indoors and out! Hardwood floors in LR, DR, BR's and kitchen; newer roof w/ architectural shingles; stainless steel kitchen appliances; updated heating and hot water system; combo windows and insulated door; bay window and wall A/C in LR; ceiling fans in BRs; off-street parking in paved driveway. Come see this gem – it will go fast!

Property Information

Approx. Living Area Total: **1,152 SqFt** Living Area Includes Below-Grade SqFt: **No** Living Area Source: **Public Record**
 Approx. Above Grade: **1,152 SqFt** Approx. Below Grade: **500 SqFt**
 Living Area Disclosures: **Semi finished rec room in basement is NOT included in the stated 1152 sq/ft Living Area**

Heat Zones: **2 Central Heat, Hot Water Baseboard, Oil** Cool Zones: **1 Wall AC**
 Parking Spaces: **3 Off-Street, Paved Driveway, On Street Without Permit** Garage Spaces: **0**

Disclosures: **See Seller disclosure attachment, All appliances & window treatments stay with house.**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	12X20	Closet, Flooring - Hardwood, Window(s) - Bay/Bow/Box, Cable Hookup, Open Floor Plan, Vestibule
Dining Room:	1	12X12	Flooring - Hardwood, Lighting - Overhead
Kitchen:	1	12X12	Flooring - Hardwood, Dining Area, Stainless Steel Appliances, Lighting - Overhead
Main Bedroom:	1	12X13	Ceiling Fan(s), Closet, Flooring - Hardwood, Flooring - Wall to Wall Carpet
Bedroom 2:	1	9.5X12	Ceiling Fan(s), Closet, Flooring - Hardwood, Flooring - Wall to Wall Carpet
Bedroom 3:	1	11X12	Ceiling Fan(s), Closet, Flooring - Hardwood, Flooring - Wall to Wall Carpet
Sun Room:	1	10X18	Lighting - Overhead
Bathroom:	1	7X8	Bathroom - Tiled With Tub & Shower
Play Room:	B	22X23	Lighting - Overhead
Workshop:	B	17X22	Dryer Hookup - Electric, Washer Hookup
Other:	B	9X16	Walk-in Storage

Features

Appliances: **Range, Dishwasher, Disposal, Refrigerator, Freezer, Washer, Dryer, Freezer - Upright**
 Area Amenities: **Public Transportation, Shopping, Tennis Court, Park, Walk/Jog Trails, Golf Course, Medical Facility, Laundromat, Bike Path, House of Worship, Private School, Public School, T-Station, University**
 Basement: **Yes Full, Partially Finished, Bulkhead, Concrete Floor**
 Beach: **Yes Lake/Pond**
 Beach Ownership: **Public**
 Beach - Miles to: **1 to 2 Mile**
 Construction: **Frame**
 Electric: **100 Amps**
 Energy Features: **Insulated Windows, Insulated Doors, Storm Doors, Partial**
 Exterior: **Vinyl**
 Exterior Features: **Porch - Enclosed, Porch - Screened, Professional Landscaping**
 Flooring: **Tile, Wall to Wall Carpet, Hardwood**
 Foundation Size: **1,332**
 Foundation Description: **Poured Concrete**
 Hot Water: **Oil, Tank**
 Insulation: **Unknown**
 Interior Features: **Cable Available, Internet Available - Broadband, Internet Available - DSL, Internet Available - Satellite**
 Lot Description: **Paved Drive, Gentle Slope**
 Road Type: **Public**
 Roof Material: **Asphalt/Fiberglass Shingles**
 Sewer Utilities: **City/Town Sewer**
 Utility Connections: **for Electric Range, for Electric Oven, for Electric Dryer, Washer Hookup**
 Water Utilities: **City/Town Water**
 Waterfront: **No**
 Water View: **No**

Other Property Info

Adult Community: **No**
 Disclosure Declaration: **Yes**
 Exclusions:
 Facing Direction: **East**
 Home Own Assn: **No**
 Lead Paint: **Unknown**
 UFFI: **Unknown** Warranty Features: **No**
 Year Built: **1955** Source: **Public Record**
 Year Built Description: **Actual**
 Year Round:
 Short Sale w/Lndr. App. Req: **No**
 Lender Owned: **No**

Tax Information

Pin #: **M:24 B:003 L:00009**
 Assessed: **\$303,200**
 Tax: **\$4,348** Tax Year: **2023**
 Book: **18332** Page: **303**
 Cert:
 Zoning Code: **RS-7**
 Map: **24** Block: **3** Lot: **9**

Compensation

Sub-Agent: **Not Offered** Buyer Agent: **2.5**
 Facilitator: **0**
 Compensation Based On: **Net Sale Price**

Firm Remarks

All Appliances, Window treatments, light fixtures will stay with the house. Home is in Move-In condition and ready for a quick Close.

Market Information

Listing Date: **3/28/2024** Listing Market Time: MLS# has been on for day(s)
 Days on Market: Property has been on the market for a total of day(s) Office Market Time: Office has listed this property for day(s)
 Expiration Date: Cash Paid for Upgrades:
 Original Price: Seller Concessions at Closing:
 Off Market Date:

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