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| http://vow.mlspin.com/photo/photo.aspx?h=200&w=256&mls=72435826&o=&n=0 |
| View Previous Photo | **7 Photos** | View Next Photo |

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| **MLS # 72435826 - Back on MarketLand - Residential** |
| http://vow.mlspin.com/images/blue.gif |

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| **21 Lakeside Avenue** | List Price: **$149,900**  |
| **Hudson, MA 01749-3007**  |  |
| **Middlesex County** |
| Grade School: **Forest** | Middle School: **Middle** |
| High School: **High** |

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| Directions: **Main Street to Lakeside Ave. \*\* Driveway to this lot is next to #7 Lakeside Ave mailbox \*\***  |

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| http://vow.mlspin.com/images/null.gif |
| **Remarks** |
| http://vow.mlspin.com/images/blue.gif |

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| **PRICED TO SELL SINGLE FAMILY LOT FOR SALE ON LAKE BOON COMMUNITY. Long "driveway road" leading to your lot with Lake Boom view from second level. Perc Test passed and a 5 BEDROOM SEPTIC SYSTEM design is approved by town officials. 240 Feet of DECORATIVE VINYL FENCE already installed for your privacy. Town water service and municipal power already on site. This 120 by 124 feet lot is ready to be built. Current single family home in poor condition. See attached survey. GREAT OPPORTUNITY TO BUILD DREAM HOME near SUDBURY line. You will only pay taxes based on 14,892 sq ft, however the paper road and abutting vacant lots makes this site look and feel like its 3 TIMES LARGER!! Sold strictly in AS IS CONDITION.** |

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| http://vow.mlspin.com/images/null.gif |
| **Property Information** |
| http://vow.mlspin.com/images/blue.gif |

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| Total Approx. Acres: **0.34 (14892.00 sq. ft.)** | Cultivation Acres:  | Home Own Assn: **No** |
| No. of Approved Lots: **1** | Pasture Acres:  | Assn Req: **--** |
| Approx. Street Frontage:**120 ft** | Timber Acres:  | HOA Fee : **$** |
| Disclosures: **Buyer to conduct its due diligence. Enter House at your own risk... Broker is owner.**  |

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| http://vow.mlspin.com/images/null.gif |
| **Features** |
| http://vow.mlspin.com/images/blue.gif |

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| Beach: **Yes   Lake/Pond**  |
| Beach - Miles to: **0 to 1/10 Mile** |
| Cable Available: **--** |
| Documents: **Legal Description, Septic Design, Land Survey** |
| Electric: **On-Site** |
| Gas: **None** |
| Land Description: **Other (See Remarks)** |
| Road Type: **Paper Road** |
| Sewer Utilities: **Private** |
| Water Utilities: **Public** |
| Waterfront: **No**  |
| Water View: **Yes   Lake**  |
| Zone Usage: **Single Family** |

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| http://vow.mlspin.com/images/null.gif |
| **Other Property Info** |
| http://vow.mlspin.com/images/blue.gif |

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| Adult Community: **No** |
| DEQE/DEP#:  |
| Disclosure Declaration: **No**  |
| Perc Test: **Yes** |
| Short Sale w/Lndr.App.Req: **No**  |
| Lender Owned: **No**  |

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| http://vow.mlspin.com/images/null.gif |
| **Tax Information** |
| http://vow.mlspin.com/images/blue.gif |

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| Pin #: **M:0036 B:0000 L:0020** |
| Assessed: **$226,400** |
| Tax: **$3962.00**  Tax Year: **2018** |
| Book: **69322**  Page: **39** |
| Cert: **000076261** |
| Zoning Code: **Res** |
| Map:   Block:   Lot:  |

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