

# 24 R

## 13-UNIT MULTI-FAMILY OPPORTUNITY

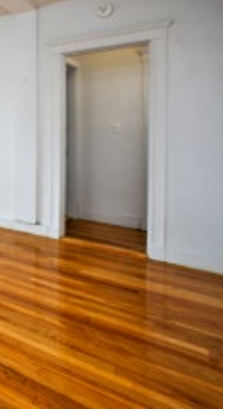
13 Individual Condominium Units with 13 Parking Spaces

24 Ransom Road · Boston, MA



**Boston Realty Advisors**  
ENTREPRENEURIAL AGILITY. INSTITUTIONAL EXPERTISE.





# INVESTMENT HIGHLIGHTS

## Value Add Potential

**24 Ransom** offers investors an exceptional opportunity to add significant value immediately with the addition of bedrooms and unit upgrades. Predominately made up of large 2 bedroom units, the floor plans allow for an easy conversion to 3 bedrooms.

## Unmatched Location

One block off Commonwealth Avenue, **24 Ransom** is just a 0.2 mile (3 minute) walk to the Washington Street Green Line MBTA Station. The offering is also in walking distance to many restaurants, markets and amenities that make up the area.

## Parking

The offering uniquely offers 13 parking spaces which are constantly in demand. These can be leased to tenants or residents of the area allowing for additional income.

## Strong Market Dynamics

With rental rates high, condominium prices climbing and short term rental demand ever-growing, **24 Ransom Road** will directly benefit from the strong market dynamics that are currently present in Boston, MA.

# PROPERTY DETAILS

<b>ADDRESS</b>	24 Ransom Road, Boston, Massachusetts
<b>YEAR BUILT</b>	1930
<b>FLOORS</b>	3 plus basement
<b>PARKING</b>	13 Spaces

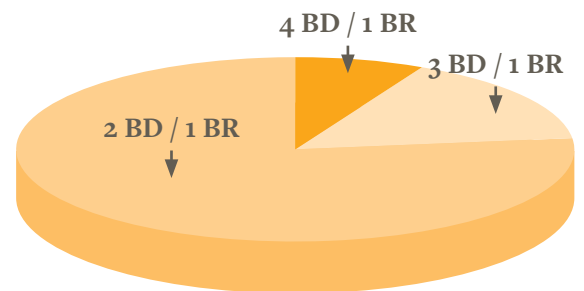
*Note: Brighton Place Condominium Trust consists of 20 buildings, 353 Units and 106 Parking Spaces. 24 Ransom Road is one building within the Brighton Place Condominium Trust that contains 13 Condominium Units with 13 Surface Parking Spaces.*

**13 Units**

**ONE** 4 BED / 1 BATH\*

**TWO** 3 BED / 1 BATH\*

**TEN** 2 BED 1 BATH



**UNIT MIX**

\* 3 & 4 bedroom units have no living room with large open kitchens



## EXECUTIVE SUMMARY

Boston Realty Advisors is pleased to present **24 Ransom Road**, located in the Brighton neighborhood of Boston, Massachusetts. **24 Ransom Road** is a premiere multi-family building consisting of 13 individual condominium units with 13 parking spaces that offers investors the opportunity to own a rarely available asset with value-add potential in a high barrier to entry market.

**24 Ransom Road** is strategically positioned just off Commonwealth Avenue at the Washington Street Green Line MBTA Station. This ideal urban location offers residents convenient access to public transportation, amenities, public parks and green space, and the deep employer base that surrounds the area. The offering is also just a short distance to the new state-of-the-art Boston Landing site that acts as the New Balance world headquarters.

**24 Ransom Road** represents a unique opportunity to purchase a one-of-a-kind asset located in one of the highest barrier to entry markets in Boston, Massachusetts. **24 Ransom Road** is offered for sale on an unpriced basis. We will be conducting tours of the property in the upcoming weeks with a "call-for-offers" to follow.

For more information please visit  
[www.24RANSOM.com](http://www.24RANSOM.com)

### CAPITAL MARKETS

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