

116 118 CROSS

SOMERVILLE, MA

2 BUILDINGS

4 UNITS

4,750 SF OF LAND



Boston Realty Advisors
ENTREPRENEURIAL AGILITY. INSTITUTIONAL EXPERTISE.

EXECUTIVE SUMMARY

Boston Realty Advisors is pleased to present 116-118 Cross Street located in Somerville, Massachusetts. 116-118 Cross Street consists of 4 units across two, 2-unit buildings on over 4,700 SF of land. The offering is located within the flourishing East Somerville submarket just a short walk to the Sullivan Square Orange Line MBTA and sits directly on multiple bus lines. 116-118 Cross Street is also proximate to Assembly Square, a 143 acre mixed use mega-plex consisting of shopping, dining and a multitude of employers.

116-118 Cross Street would benefit from interior and exterior renovations or a complete redevelopment. The property offers developers or investors the opportunity to own quality real estate in a premier Boston submarket. 116-118 Cross Street is offered for sale on an unpriced basis.

INVESTMENT HIGHLIGHTS

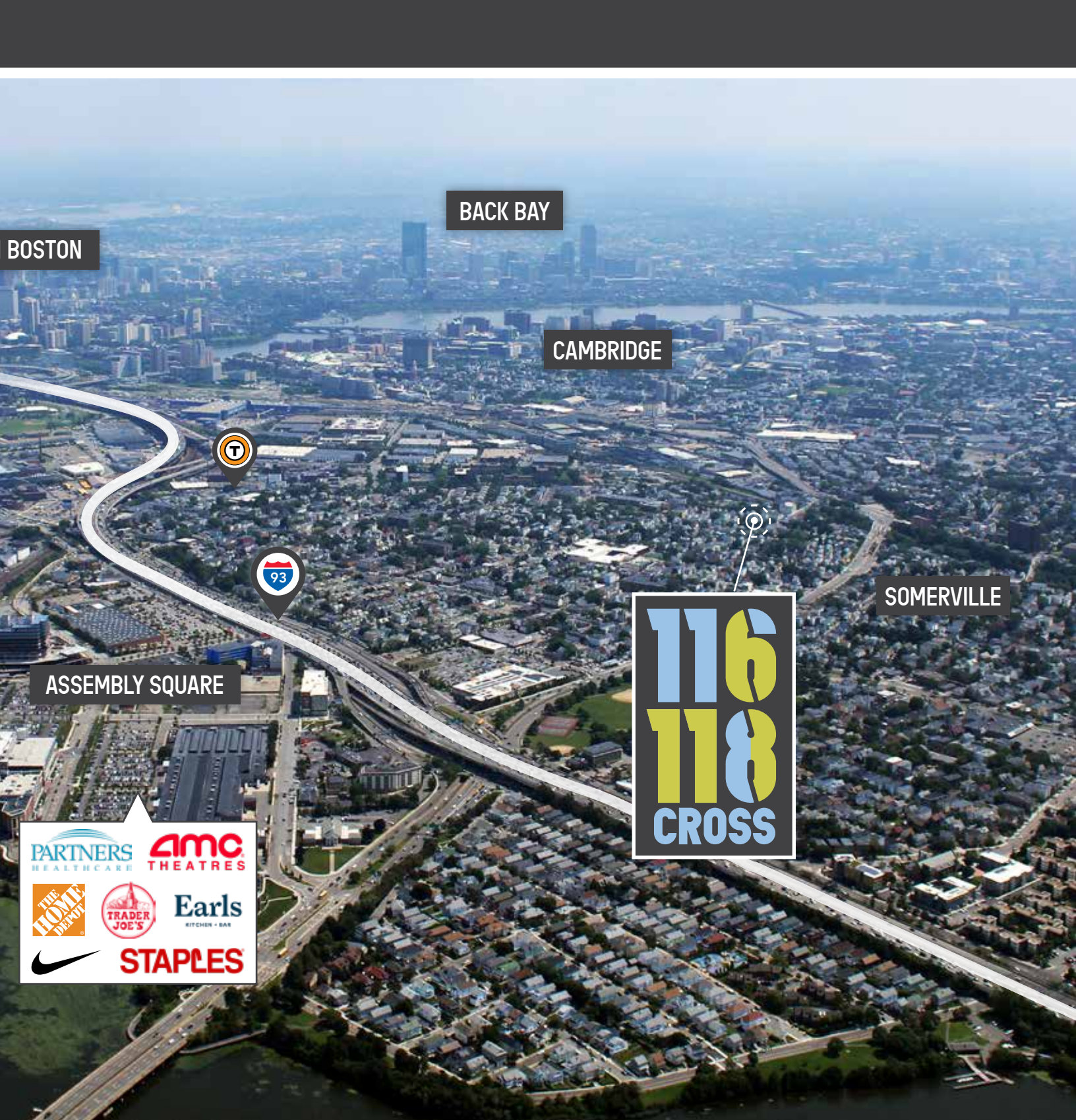
STRONG MARKET DYNAMICS

Innovation and development have been the main power source for the success and strength of the submarket. The continuance of development and employers who are flocking to the area will only help the demand for housing.



TRANSIT-ORIENTED

Situated a few blocks off McGrath Highway, 116-118 Cross Street is just a short walk to the Orange Line MBTA offering residents easy access to downtown Boston and the immediate area. The offering is also proximate to the amenity filled area such as Assembly Square.



SUPERIOR AREA AMENITIES

Located just one mile from Assembly Square, which is home to a plethora of shopping, dining, entertainment and a multitude of employers, 116-118 Cross Street offers residents easy access to the amenities that make up the immediate area.

DEVELOPMENT OPPORTUNITY

116-118 Cross Street would extremely benefit from interior and exterior renovations or a complete redevelopment. Each building offers developers and investors the ability to add livable square footage and bedrooms in each unit.

PROPERTY DETAILS

PROPERTY ADDRESS:

116-118 Cross Street,
Somerville, MA 02145

YEAR BUILT:

1890 / 1910

LAND AREA:

4,791 Square Feet

BUILDING AREA:

2,019 Square Feet (116 Cross)

2,434 Square Feet (118 Cross)

RESIDENTIAL UNIT MIX:

116 Cross Street

1 Bed • 1 Bath

2 Bed • 1 Bath

118 Cross Street

2 Bed • 1 Bath

2 Bed • 1 Bath

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