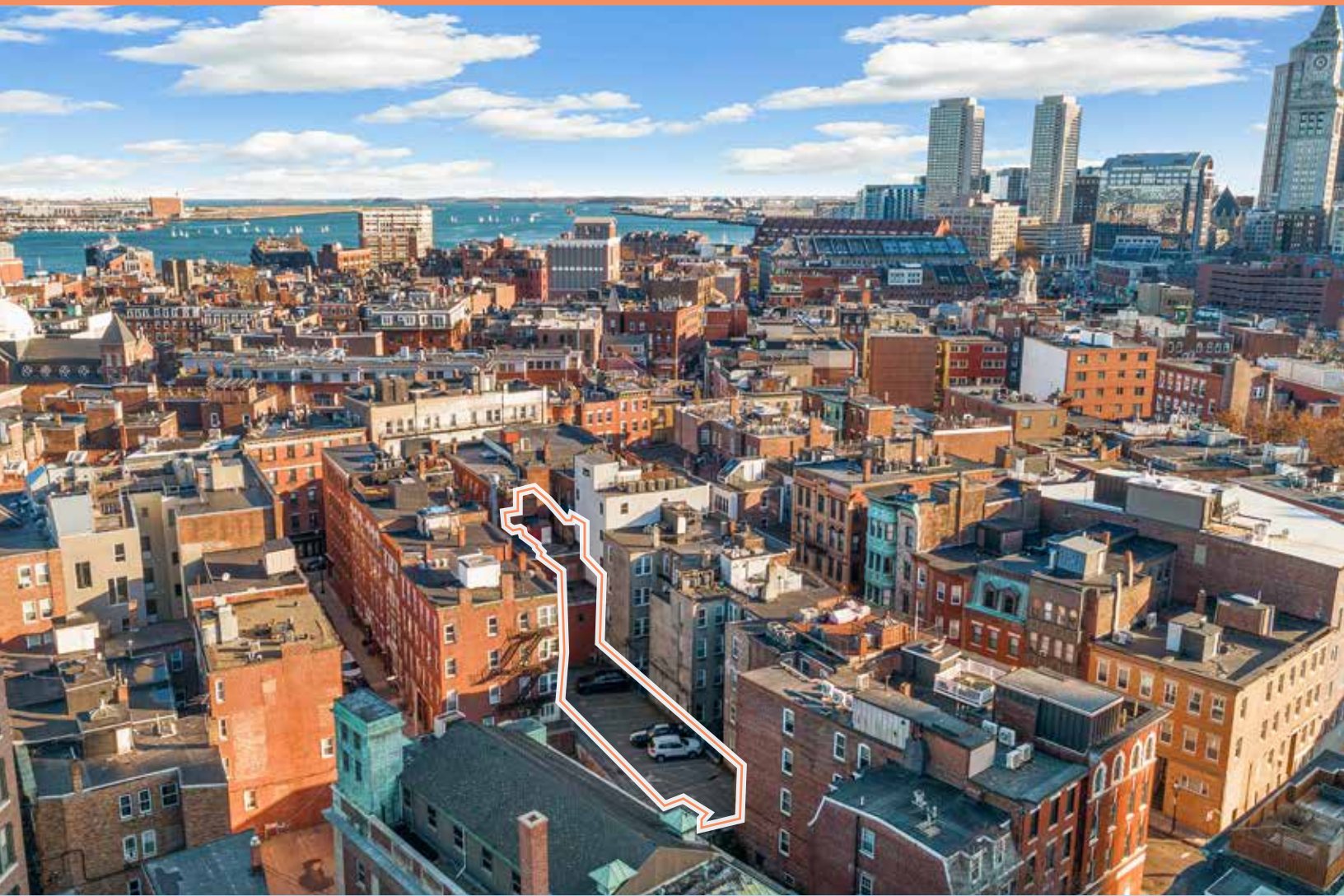


3-UNIT MULTIFAMILY AND 10-CAR SURFACE LOT

# JERUSALEM PLACE

NORTH END | BOSTON MA



[3-7JERUSALEMPPLACE.COM](http://3-7JERUSALEMPPLACE.COM)

# EXECUTIVE SUMMARY

Boston Realty Advisors is pleased to present the opportunity to acquire a truly exceptional asset located at **3-7 Jerusalem Place** in Boston's iconic and historic neighborhood of the North End. **Jerusalem Place** consists of three (3) residential units totaling 2,680 gross square footage and a ten (10) car surface lot. The offering showcases traditional North End architecture with red-brick façades. **Jerusalem Place** offers investors the opportunity to own rarely available real estate in a high-barrier to entry market.

The North End of Boston is truly a one-of-a-kind neighborhood and is known for its rich history, plethora of lively bars and restaurants, immediate proximity to the waterfront and much more. Combining the historic Italian charm with the inflow of great new retail concepts, the Greenway Park and many more amenities, the North End will always be an in-demand area for residents and businesses.

**Jerusalem Place** represents a unique opportunity to purchase a one-of-a-kind asset located in one of the highest barrier to entry markets in Boston, MA. We will be conducting tours of the property in the upcoming weeks.

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# INVESTMENT DRIVERS



DEMOGRAPHICS			
RADIUS	.25 MILE	.5 MILE	1 MILE
Population	6,947	19,888	57,055
Average Household Income	\$104,746	\$128,800	\$134,659
Age	30	33	34

## TRANSIT ORIENTED

The North End is a central transit-oriented location, while maintaining the look and feel of a close-knit classic Boston neighborhood. Residents benefit from unmatched access to multiple MBTA lines such as Green Line, Orange Line, and Commuter Rail and is just a quick walk to the deep employer of the neighboring Financial District.

## SUPERIOR AREA AMENITIES

Located in the heart of the North End, Jerusalem Place offers access to a plethora of amenities. With countless restaurants and bars, grocery stores, boutique shops, the Greenway Park, with easy access to the waterfront, Faneuil Hall and the Public Market; the North End truly exemplifies an amenity rich neighborhood in every sense of the phrase.

## STRONG MARKET DYNAMICS

The North End and Waterfront area continue to showcase their core locations with the increase in rental rates and condominium prices year over year. Along with the continuous increase in real estate prices, the North End is a haven for successful young professionals and families.

## AREA DEVELOPMENT

Located just steps away from two of the biggest developments to hit Boston in decades, the area is continuing to grow at a rapid pace. Just a half mile away at North Station, Boston Properties and partner Delaware North are completing their 1.9 million square foot mixed-use development that will be future home to anchor tenant, Verizon. Just around the corner, HYM Investment Group is redeveloping the Government Center Garage with a 2.9 million square foot mixed-use center.

# PROPERTY DETAILS

## 3 JERUSALEM PLACE BOSTON, MA 02113

**Year Built:**  
1899

**Gross Building Size:**  
2,680 SF

**Net Building Size:**  
1,940 SF

**Stories:**  
3

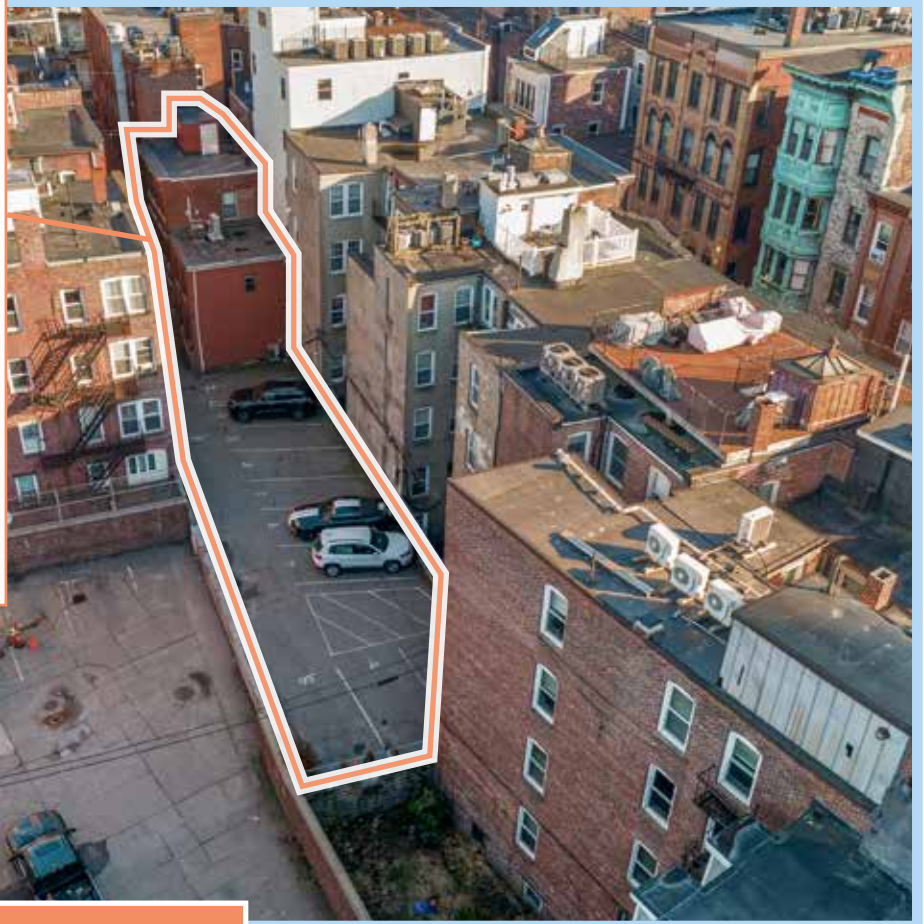
**Façade:**  
Brick

**Roof:**  
Rubber Membrane

**Parking Spaces:**  
10

**Unit Details\*:**  
First Floor | 2 bed/1.5 bath  
Second Floor | 2 bed/1 bath,  
Third Floor | 1 bed/1 bath,

\*Tenants responsible for utilities



3-7JERUSALEMPPLACE.COM

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