



**50 LOUDERS LN**

BOSTON, MA 02130

**\$1,250,000**

*150 Years*

**JOHN D WOOD & CO.**

London, Country & International Property

## 50 LOUDERS LN

BOSTON, MA 02130

Welcome to Moss Hill! Available for the first time in 30 years, this 3-bedroom colonial is located on a leafy one-way street near the Arnold Arboretum. The spacious living room features a wood-burning fireplace, dining area, dentil molding, and French doors to the rear deck. Sunny eat-in kitchen was redone in 2015 with stainless appliances and quartz counters. Back hall leads to half bath, pantry, and rear deck. Second floor has 3 bedrooms, full bath, office space, and access to sundeck. Wood floors throughout. Attic with staircase access offers storage and opportunity to add value. Walk-out lower-level has flexible space for playroom, gym, or media room.

**Heating Type: Baseboard,**  
**Sewer: Public,**  
**Fireplace Count: 1 Fireplace,**  
**Cooling: Window A/C,**  
**Water: City Water**

**\$1,250,000**



Robust shelving for storage and laundry with utility sink complete the basement. Rear deck is ideal for relaxing, grilling, and entertaining, with stairs to an urban oasis. Large, fenced backyard has mature plantings, garden, shaded patio, and room to play. Detached garage. The Manning School is an easy walk up this lovely street.



