



**246 BURRILL STREET**

246 BURRILL ST, SWAMPSCOTT, MA 01907

**\$795,000**

*150 Years*

**JOHN D WOOD & CO.**

London, Country & International Property

## 246 BURRILL STREET

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01907

Inviting turn of the century home located on Burrill Street which was ranked No 1. street on the North Shore by Boston Magazine. What made it stand out was the combination of historic architecture, walkability and proximity to the commuter rail and nearby beaches. This home offers many period details: spacious rooms, high ceilings, hardwood floors, gas fireplaces, pocket doors and a spacious foyer with bench seat, stain glass window and a gracious staircase. The first floor consists of a living room with fireplace and built in tv., dining room with built in cabinet, the kitchen's classic cabinetry paired with newer appliances, creates a blend of character and convenience and a full bath.

**Location: Ocean Front,**  
**Sewer: Public,**  
**Fireplace Count: 2 Fireplaces,**  
**Cooling: Window A/C,**  
**Heating Type: Forced Air,**  
**Water: City Water**

**\$795,000**



The second floor has 4 bedrooms and a new full bath with soaking tub and shower stall. The finished top floor offers a creative space for a 5th bedroom, office or playroom. FHA gas system 2024, hot water 2023, roof 2018. Storybook yard/landscaping with beautiful plantings. 2 car parking.



