

**Multi Family Agent Synopsis**

**127 Cumberland Avenue, Portland, Maine 04101-2670**

MLS#: 1243379      Nbrhd/Assoc:      County: Cumberland      Assoc. Fee:  
 Status: **Sold**      Directions: From intown Portland, Congress to Franklin Arterial, right onto Cumberland Ave.

List Price: **\$349,000**  
 Original Price: **\$349,000**



General Information

# Units:	4	Surveyed:	Unknown	Sqft Fin Abv Grd+/-:	3906
# 1Bd/2 Bd/3 Bd:	1/1/2			Sqft Fin Blw Grd+/-:	
Baths:	4/0			Sqft Fin Total+/-:	3,906
Style:	Multi-Level			Source of Sqft:	Public Record
Color:	Light Yellow			Sqft Other Source:	
Year Built:	1910			Lot Size+/-:	0.053 acres
Seasonal:	No			Source of Lot Size:	Public Record
Road Frontage+/-:				Zoning:	R6
Fireplaces Total:				Bank Owned REO:	No

Water Information

Waterfront: No  
 Wtr Frontage Amt+/-:  
 Waterfront Owned+/-:  
 Waterfront Shared+/-:

Tax/Deed/Community Information

Book/Page/Deed: 23228/312/All  
 Map/Block/Lot: 13/D/15  
 Full Tax Amt/Yr: \$6,406/2015  
 Tax Id: PTLD-000013-000000-D015001

Property Features

Site:	Corner Lot, Level, Sidewalks	Construction:	Wood Frame
Driveway:	No Driveway	Basement Info:	Full, Unfinished
Parking:	No Parking	Foundation Mtrls:	Brick
Location:	Intown, Near Shopping, Near Turnpike/Interstate	Exterior:	Vinyl Siding
Restrictions:		Roof:	Pitched, Shingle
Rec. Water:		Heat System:	Forced, Hot Water
Roads:	Paved, Public	Heat Fuel:	Gas-Natural
Transportation:	Major Road Access, Public Transport Access	Water Heater:	Gas, On Demand
Electric:	Circuit Breakers	Cooling:	No Cooling
Gas:	Natural-At Street	Floors:	Vinyl, Wood
Waste Wtr Disp:	Public	Veh. Storage:	No Vehicle Storage
Water:	Public	Amenities:	Deck
Equipment:		Access. Amenities:	
Basement Entry:	Walk Out	View:	

Remarks

Remarks: Large 4-Unit in East Bayside is project ready. **Recently vacated for sale.** Take advantage of Portland's strong rental market and own a piece of one of the last few "up and coming" neighborhoods on the peninsula. Views of Back Cove from the decks and big units will generate rewarding rental income when renovated.

Showing Instructions: Call Listing Office, Email Listing Broker, Listing Office Must Accompany, Notice Required, Sign On Property

Internal Remarks: This property is not bank-owned, nor is it a short sale.

Listing/Agent/Office Information

DOM:	32	List Date:	12/18/15	Expiration Date:	05/05/16	Termination Date:	
Pending Date:	02/25/16	Withdrawn Date:		Agent Cell Phone:	(207) 318-2555	Buyer Agency Fee:	\$/2.5%
List Agent:	<a href="#">Briton R Vitalius (009631)</a>			Agent Phone:	(207) 541-3755	Sub Agency Fee:	\$/0%
List Agent Email:	<a href="mailto:brit@vitalius.com">brit@vitalius.com</a>					Trans Broker Fee:	\$/0%
List Office:	<a href="#">Vitalius Real Estate Group, LLC (2698)</a>			Office Phone:	(207) 541-3755		
Co-List Agent:	<a href="#">Christopher M Sullivan (009700)</a>			Co-List Agent Phone:	(207) 541-3755		
Co Agent Email:	<a href="mailto:chris@vitalius.com">chris@vitalius.com</a>						

Sold Information

Sold Date:	05/12/16	Sold Price:	\$335,000	Sllr Pd Pnts/Close Costs:	No
Selling Agent:	<a href="#">Joshua W Caron (016403)</a>	Agent Phone:	(207) 408-3879	Did Acre Change at Sale:	No
Selling Agent Email:	<a href="mailto:joshuacaron@benchmarkmaine.com">joshuacaron@benchmarkmaine.com</a>			Lot Size Acres at Sale:	
Selling Office:	<a href="#">Benchmark Residential &amp; Investment Real Estate Pbr (2528)</a>		(207) 775-0248		
Appraiser:	<a href="#">David Mills (999999)</a>	Appraiser Phone:			
Sold Terms/Other:	Conventional / Not Applicable				



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