



## 4 Apartments

2012 N Calvert St.  
in Charles North, Baltimore City, 21218

- 3 2-Bedroom Apartments
- 1 1-Bedroom Apartment

### » Property

BUILT	1890
ZONING	R8 – 3 Dwelling Units, 1 Live/Work Unit
LOT	17'3" x 85', Block 3808, Lot 3
SIZE	2,193 Sq. Ft. Gross Living Area, plus finished basement for a total of 2,924 Sq. Ft. Gross Building Area

### » Interiors

KITCHENS	All units have: laminate countertops; wood cabinets; stainless steel sinks; tile floors; unit 2 & basement has a 20" gas range, units 1 & 3 have 30" gas ranges.
BATHS	All units have ceramic tile floors; steel tubs with ceramic tile enclosures; and modern vanities
WALLS	Drywall.
FLOORS	Units 1, 2, and 3 have hardwood floors in living rooms and bedrooms; basement unit has ceramic tile floors throughout.

### » Environmental

LEAD-BASED PAINT	Lead certs available for all occupied units.
OILTANKS	None observed.
ASBESTOS	None observed.

### » Exterior

CONSTRUCT	Brick construction with brick foundation.
ROOF	Rubber roof. 1 skylight.
WINDOWS	Vinyl replacement windows throughout.
PARKING	1 car garage in rear.
FIRE ESCAPE	Steel fire escape in rear.

### » Utilities

HEAT	Separate gas-fired furnaces for each unit.
HOT WATER	4 electric water heaters: Rheem 40 gallon 2003; Whirlpool 30 gallon 2008; US Craftmaster 30 gallon 2007; Mor-Flo 40 gallon 2008
ELECTRIC	5 meters; 200 amp total service. 60 amps to each unit and public service.
GAS	4 gas meters.
PLUMBING	All observable drain lines are pvc and all observable supply lines are c-pvc.
TRASH	Baltimore City trash and recycling pick up included in property taxes.



Call Tom Fair

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**\$345,000 subject to ground rent**

*\$86,250 per unit. \$157 per sq. ft. \$120 annual ground rent*

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