



## 3 Apartments

207 West 29<sup>th</sup> Street  
in Remington, Baltimore, Maryland 21211

- 1 3-Bedroom 2 Bath Apartment
- 1 2-Bedroom Apartment
- 1 1-Bedroom Apartment

### » Property

BUILT	1920
ZONING	R8 – Licensed for 3 Dwelling Units
LOT	25' wide by 90' deep, Block 3650C Lot 8
SIZE	2,775 Gross Building Area

### » Kitchens and Baths

CABINETS	1 <sup>st</sup> flr has wood cabinets, 2 <sup>nd</sup> has metal cabinets and laminate on the 3 <sup>rd</sup> floor. Laminate counters.
APPLIANCES	Electric range and refrigerator in each apartment.
LAUNDRY	Coin washer & dryer in the basement.
BATHS	Shower tubs with vinyl tub surrounds. Modern vanity or pedestal sink.

### » Interior

WALLS	Plaster walls and ceilings. Some suspended grid ceilings throughout.
FLOORS	Veneer hardwood flooring with inlay in living and sleeping areas. Commercial grade wall-to-wall carpet in 2 <sup>nd</sup> floor. 12x12 vinyl tile flooring in kitchens and baths.
WINDOWS	Vinyl replacement windows throughout.

### » Utilities

HEAT	2001 gas-fired 175,000 btu Weil McLain circulating hot water boiler with 3 circulator pumps. Separate gas-fired forced air furnace for the basement is turned off.
AIR CONDITIONING	None provided.
HOT WATER	Central 40-gallon gas-fired water heater.
ELECTRIC	200 Amp total service. Cutler Hammer circuit breakers, 3 meters.
PLUMBING	All water pipes appear to be copper.
TENANT PAY	Landlord pays 10% of the 1 <sup>st</sup> flr electric to cover public service charges. Water reimbursed by tenants.

### » Exterior

CONSTRUCT	Brick. Stone foundation.
ROOF	Built-up roof with aluminum fibre coating.
PARKING	2-car parking pad in rear.
FIRE ESCAPE	Steel fire escape on rear.
AMENITIES	2 wood decks. 92 WalkScore, 80 BikeScore, 58 Transit Score and a Crime Grade of "A".

### » Environmental

LEAD PAINT	Risk reduction via dust swipe tests per MDE standards.
OIL	No oil tanks observed.
ASBESTOS	No asbestos observed.
MOLD	No mold reported on the Property.
TRASH	Provided by Baltimore City and included in the property taxes



Call Tom Fair

**443 616 1041** Seller's Exclusive Agent

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**\$350,000 in fee simple**

\$116,667 per unit. \$126 per sq. ft. No ground rent.

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