



Facts

Year Built: 1893

Total Square Feet: 4,574

Total Taxes: \$8,171

Features

- œ Classic Boston Double
- œ Meticulously remodeled
- œ In the heart of the Park Ave neighborhood
- œ Owners unit has five bedrooms and two and a half bathrooms
- œ Owners unit with gas fireplace
- œ Rental unit has three bedrooms and one and a half bathrooms
- œ Beautiful front, rear, and second floor porches
- œ Finished space on third floor
- œ Hardwood floors in both units
- œ Owner occupied or investment property
- œ All utilities are separate
- œ Both units have been completely updated, incl. kitchens, appliances, roof, windows, insulation, and much more
- œ Currently owner occupied with rental income of \$1,500/month
- œ Lots of closet space
- œ Two car garage



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Welcome to



34-36 Ericsson Street

Rochester

Park Avenue Neighborhood



