

**1180 BEACON STREET
BROOKLINE, MA
PRICE REDUCED to \$499/SF**

FOR SALE
2,105 SF Medical Office Condo



OVERVIEW

Godino & Company, Inc. is pleased to announce that 1180 Beacon Street, Unit 2C in Brookline, MA is for sale. This unit is located in a landmark medical building perfectly situated between the Longwood Medical Area and Coolidge Corner, with easy access to downtown Boston.

Take advantage of today's low interest rates and own for less than the cost of leasing!

- Landmark Medical Building
- On-Site Parking (4 Unassigned Spaces)
- Directly in Front of MBTA Green Line (C)
- Close Proximity to Longwood Medical Area
- Steps to Coolidge Corner
- Easy Access to Downtown Boston
- 2 Elevators
- Great Window Line & Natural Light
- Condo Fee of \$1,275 per Month
- FY2019 Real Estate Taxes \$18,899

DETAILS

1180 BEACON ST. BROOKLINE, MA

Address	1180 Beacon St; Brookline, MA 02446
Location	Near Longwood Medical Area and Coolidge Corner
Property Type	Medical Office- Landmark Medical Building
Parking	4 Unassigned Spaces
MBTA	Directly in front of MBTA Green Line (C)
ADA	ADA Accessible
Floors	8
Elevators	2
SUITE 2C	2,105 SF Reception/Waiting Area 5 Exam Rooms with Sinks 2 Private Bathrooms 3 Private Offices Nurse's Station with Sink Great Window Line Fully Sprinklered Updated Mechanicals (new boiler in 2010) For Sale at \$1,050,000 or \$499/SF (priced below assessed value)
CONDO FEES	\$1,275 PER MONTH
FY19 REAL ESTATE TAXES	\$18,899
FY2019 ASSESSED VALUE	\$1,229,600



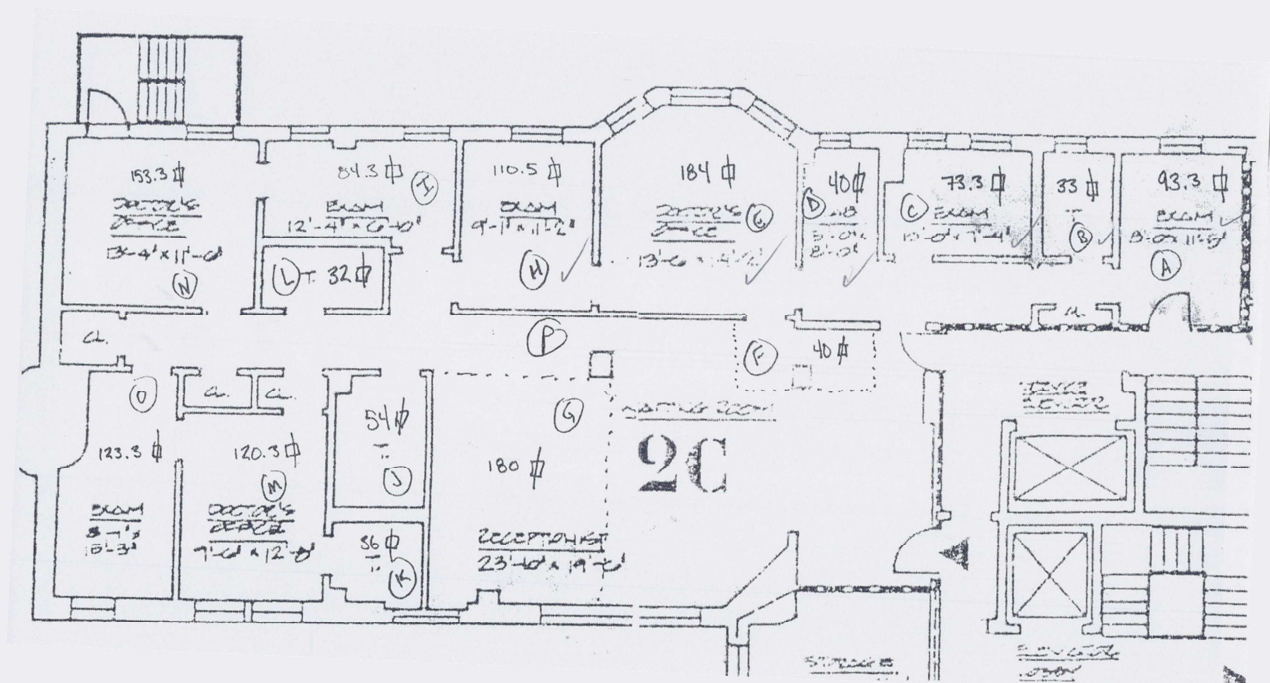
AERIAL VIEW

1180 BEACON ST.
BROOKLINE, MA



FLOOR PLAN

**1180 BEACON ST.
BROOKLINE, MA**



TOM GODINO

617.965.4200 x1

TGodinoSR@GodinoCo.co

TIM COYLE

617.965.4200 x2

TCoyle@GodinoCo.com

GodinoCo.com

©2019 Copyright Godino & Company, LLC. All rights reserved. The information contained within has been acquired through sources deemed reliable, but accuracy and opinions cannot be guaranteed. Independent verification is strongly advised for any information contained herein.

GODINO & COMPANY, INC.

Providing commercial real estate services since 1967