

**Single Family - MLS # 1095026**

**Active New**

**35 PAOLINO ST**

**Johnston, RI 02909**

**NBRHD: JOHNSTON/PROV LINE**

**Plat:** 0011      **Lot:** 314  
**Zoning:**      **Block:**  
**Assessment:** \$ 179900.00  
**Real Estate** \$ 5799.00  
**Tax Year:** 2014  
**Fire District Tax:** \$ 0.00  
**Asn Fee:**      **Asn Fee Per:**



**Sold Price:**  
**List Price:** \$ 189,900  
**Original Price:** \$ 189,900  


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**Aprox Lot SF:** 6,346 SqFt  
**Aprox Acres:** 0.15 Acres  
**Frontage:**  


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**Internet / Address Display:** Y/Y  
**IDX / Address Display:** Y/Y  
**RLiving.com / Address** Y/Y  
**Realtor.com / Address Display** Y/Y  
**Allow AVM / Comments:** Y/Y  
**Send to ListHub:** Y

**Open House:**

05/09/15 12:00 Noon - 2:00 PM

**Days On Market:** 0

<b>Type:</b> Cape Cod	<b>Year Built:</b> 1940	<b>Full / Half Baths:</b> 3 / 0	<b>Foundation:</b> , Type:Cement Block
<b>Aprox Abv Grd Liv Area:</b> 1716.0	<b>Bedrooms:</b> 3	<b>Under Construction:</b> N	<b>REO/Lender Owned:</b> N <b>Short Sale:</b> N
<b>Aprox Blw Grd Liv Area:</b> 1040	<b>Total Rms:</b> 9	<b>Levels:</b> 2	<b>Subsidized Housing:</b> N
<b>Aprox Total Liv Area:</b> 2756	<b>Living Area Source:</b> Tax Assessor		<b>Historic:</b> None

**LOADS OF UPDATES AND LIVING AREA! This 3-Bed Cape boasts 2756 sqft living area w/hardwoods, huge master suite, etc. Newer gas boiler ('12), Newer roof ('10) MUST SEE! (Johnston/Prov. line runs through the property so chose either for schools, etc)**

**Lower Level:** Family Room, Office, Full Bath  
**1st Floor:** Kitchen, Dining, Living, 2Bed, FBath  
**2nd Floor:** Master Bed, Family, Full Bath  
**3rd Floor:**  
**Living Room:**      **Master Bdrm:**  
**Interior:**  
**Rooms:**

**Fin Floor:** Hardwood, Ceramic, Wall to Wall Carpet  
**Wall:**  
**Basement:** ,Full ,Interior and Exterior ,Finished ,3 ,Playroom ,Bathroom  
**Fireplace:** 1 / Brick  
**Handicap Acc:**

**Equipment:** Oven/Range, Dishwasher, Refrigerator

**Garage:** Detached      **Garage Spaces:** 2      **On-Site Parking:**  
**Exterior:** Brick  
**Water Amenities:**      **Underground Tank Size/Type:** Unknown / Unknown  
**Near:**  
**Lot:** Fenced Yard  
**Heat System:** Forced Water      **Electric:** 100 Amps, Circuit Breaker  
**Heating Fuel:** Gas      **Water Supply:** Connected      **Plumbing:** Mixed      **Insulation:** Unknown  
**Aprx Heat \$:** Undetermined      **Hot Water:** Gas, Tankless, Tank      **Cooling:** None      **Sewer:** Connected

**Listing Agent: 29968**  
 Chris Whitten  
[chris@chris-whitten.com](mailto:chris@chris-whitten.com)  
 401-527-1004

**Listing Office: PMER**  
 Premeer Real Estate  
 401-274-6200

**List Date:** 05/04/2015 | **Entry Only:** N | **Limited Service:** N | **Occupancy:** Negotiable | **Lockbox / #:** Office  
**Exp Date:** 08/04/15 | **Photo:** R | **RE Lic Owner:** N | **List Contract:** Exclusive Right to Sell | **Sign on Property:** Y  
**Show Instr:** PLEASE book showings ONLY through the following link: ( <http://www.premeerrealestate.com/property/1095026> ) \*\* 24 NOTICE  
 PLEASE \*\* Also share this link with your buyer for video tour, disclosures, etc

**Comp to Coop Broker:** 2.5 NS  
**Comp Comments:** 2% Net Sale

**Off Mkt date:**      **Closed Date:**      **List Price:** \$ 189,900      **Seller 2nd:**  
**Contract date:**      **Financing:**      **Sold Price:**      **Seller Pays CC:**      **Seller Paid:**  
**Terms:**      **Type of sale:**  
**Pertinent Sale Data:**      **Days on Market:** 0  
**Coop Office:**      **Coop Agent:**