

MLS # 73004890 - Active
Single Family - Detached



34 Jarvis Ave
Hingham, MA 02043
Plymouth County
Style: **Contemporary**
Color: **blue**
Grade School: **Foster**
Middle School: **Hingham Middle**
High School: **Hingham High**
Approx. Acres: **0.36 (15,465 SqFt)**
Handicap Access/Features:
Neighborhood/Sub-Division: **Crow Point**
Directions: **Downer to Jarvis**

List Price: **\$2,199,000**

Total Rooms: **7**
Bedrooms: **3**
Bathrooms: **2f 1h**
Main Bath: **Yes**
Fireplaces: **2**
Approx. Street Frontage:

Remarks

Magnificent Water Views of Hingham Harbor from nearly every room of this Seaside Home! Spacious Open Floor Plan Kitchen/Dining area w/ sweeping views of the water, a Lovely Family Room and a Beautiful Formal Living Room w/ a fire place and and a wrap around front deck. The second floor features a Primary Suite w/ a private Deck overlooking the water.a LUXURIOUS Master Bath and 2 additional well appointed Bedrooms that share a full Bath. The lower level is the perfect Play Room/Game Room that connects to the 4 car Garage. Located on a Level Lot in one of the most sought after areas in Crow Point. This Coastal Home offers the ideal place to live, work and play from home w/in walking distance to lots of restaurants, and the commuter Boat to Boston. Open House Sunday (8/28) from 11-1.

Property Information

Approx. Living Area Total: **2,721 SqFt**
Approx. Above Grade: **2,280 SqFt**
Living Area Disclosures:

Living Area Includes Below-Grade SqFt: **Yes**
Approx. Below Grade: **441 SqFt**

Living Area Source: **Other**

Heat Zones: **5 Hot Water Baseboard, Gas**
Parking Spaces: **4**
Disclosures:

Cool Zones: **Window AC**
Garage Spaces: **4 Attached**

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1		Fireplace, Ceiling - Vaulted, Flooring - Hardwood, Deck - Exterior, Recessed Lighting
Dining Room:	1		Flooring - Hardwood, Open Floor Plan, Recessed Lighting
Family Room:	1		Flooring - Hardwood, Deck - Exterior, Slider
Kitchen:	1		Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Open Floor Plan, Recessed Lighting
Main Bedroom:	2		Bathroom - Full, Ceiling - Cathedral, Closet - Walk-in, Closet, Balcony - Exterior
Bedroom 2:	2		Ceiling - Cathedral, Closet, Flooring - Hardwood
Bedroom 3:	2		Closet - Walk-in, Flooring - Hardwood
Bath 1:	1		Bathroom - Half, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid
Bath 2:	2		Bathroom - Full, Bathroom - Double Vanity/Sink, Bathroom - Tiled With Shower Stall, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid
Bath 3:	2		Bathroom - Full, Bathroom - Tiled With Tub & Shower, Flooring - Stone/Ceramic Tile
Laundry:	1		-
Game Room:	B		Fireplace, Closet, Recessed Lighting

Features

Appliances: **Range, Dishwasher, Disposal, Microwave, Refrigerator**
Area Amenities: **Public Transportation, Shopping, Walk/Jog Trails, Marina, Public School, T-Station**
Basement: **Yes Full, Partially Finished**
Beach: **Yes Harbor**
Beach Ownership: **Deeded Rights**
Beach - Miles to: **0 to 1/10 Mile**
Construction: **Frame**
Exterior: **Clapboard, Shingles**
Exterior Features: **Deck**
Flooring: **Hardwood**
Foundation Size:
Foundation Description: **Poured Concrete**
Hot Water: **Natural Gas**
Lot Description: **Level**
Road Type: **Public**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Utility Connections: **for Gas Range**
Water Utilities: **City/Town Water**
Waterfront: **No**
Water View: **Yes Harbor, Walk to**

Other Property Info

Disclosure Declaration: **No**
Exclusions:
Home Own Assn:
Lead Paint: **Unknown**
UFFI: Warranty Features:
Year Built: **1975** Source: **Public Record**
Year Built Description: **Actual, Renovated Since**
Year Round:
Short Sale w/Lndr. App. Req: **No**
Lender Owned: **No**

Tax Information

Pin #: **M:17 B:0 L:58**
Assessed: **\$1,196,100**
Tax: **\$13,827** Tax Year: **2022**
Book: **29580** Page: **163**
Cert:
Zoning Code: **res**
Map: Block: Lot:

Compensation

Sub-Agent: **Not Offered** Buyer Agent: **2.5**
Facilitator: **2.5**
Compensation Based On: **Gross/Full Sale Price**

Office/Agent Information

Listing Office: **Coldwell Banker Realty - Hingham** (781) 749-4300
Listing Agent: **Darleen Lannon** (617) 899-4508
Team Member(s):
Sale Office:
Sale Agent:
Listing Agreement Type: **Exclusive Right to Sell**
Entry Only: **No**
Showing: Sub-Agent: **Sub-Agency Relationship Not Offered**
Showing: Buyer-Agent: **Call List Agent**
Showing: Facilitator: **Call List Agent**
Special Showing Instructions: **Call/Text Darleen Lannon at 617-899-4508**

Firm Remarks

For More info go to: www.34JarvisAve.comHome has DEEDED Beach Rights to North Beach Trust

Market Information

Listing Date: **6/28/2022**
Days on Market: Property has been on the market for a total of **65** day(s)
Expiration Date:
Original Price: **\$2,450,000**
Off Market Date:
Sale Date:

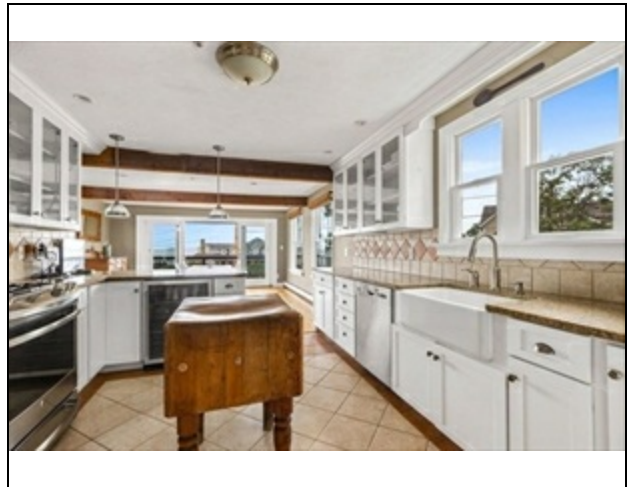
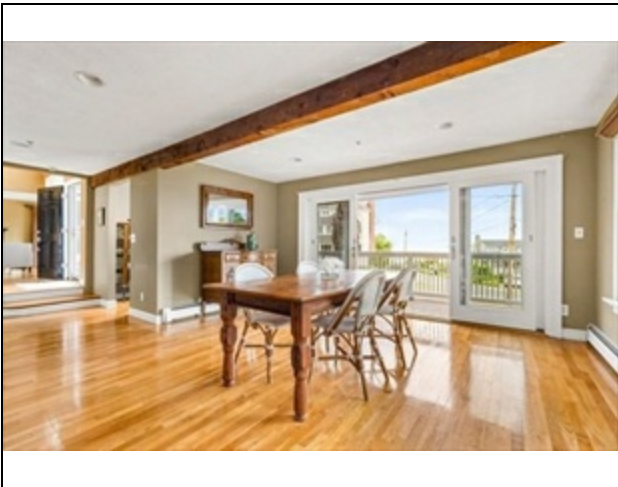
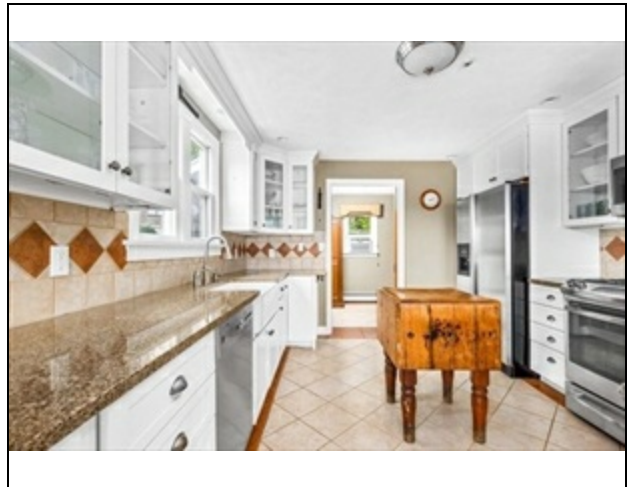
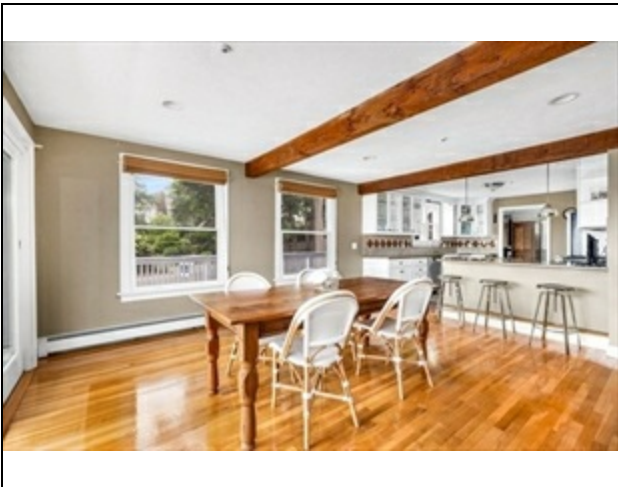
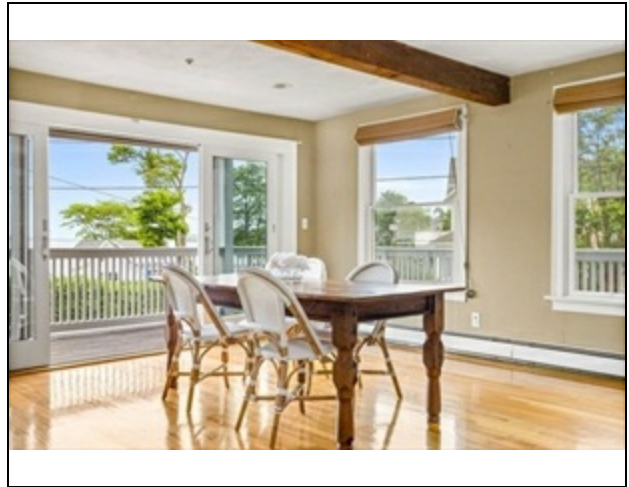
Listing Market Time: MLS# has been on for **65** day(s)
Office Market Time: Office has listed this property for **65** day(s)
Cash Paid for Upgrades:
Seller Concessions at Closing:

Market History for 34 Jarvis Ave, Hingham, MA 02043

MLS #	Date		DOM	DTO	Price
73004890	6/28/2022	Listed for \$2,450,000			\$2,450,000
	8/22/2022	Price Changed to: \$2,199,000			\$2,199,000
Market History for Coldwell Banker Realty - Hingham (AN6213)			65		
Market History for this property			65		

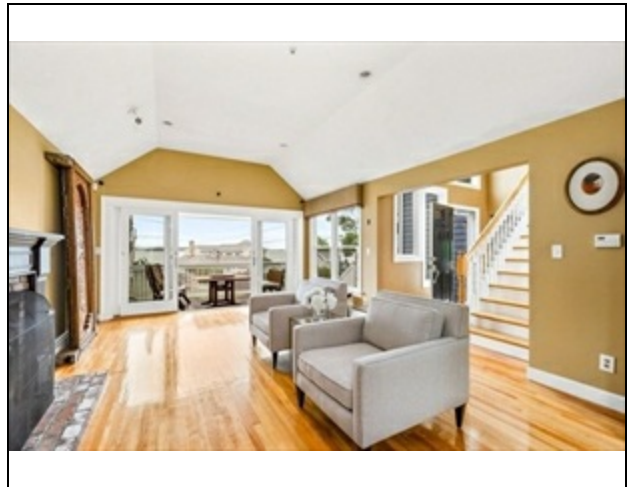
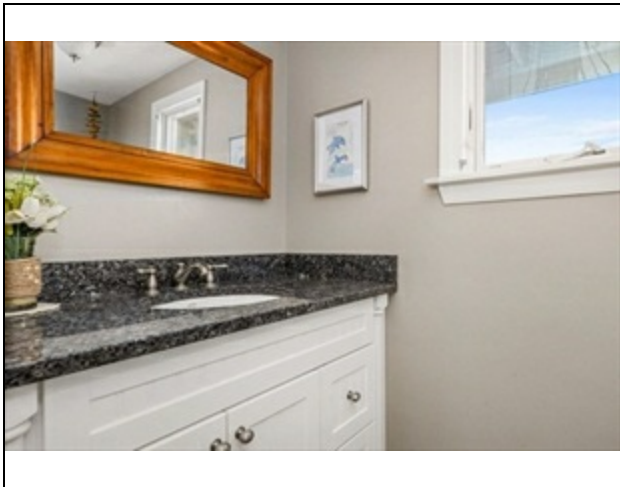
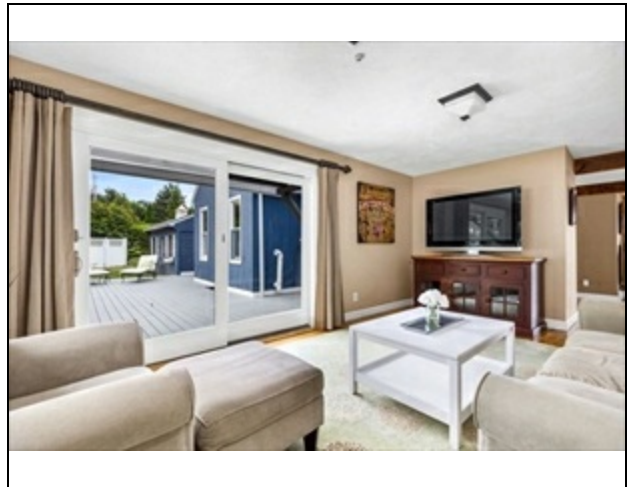
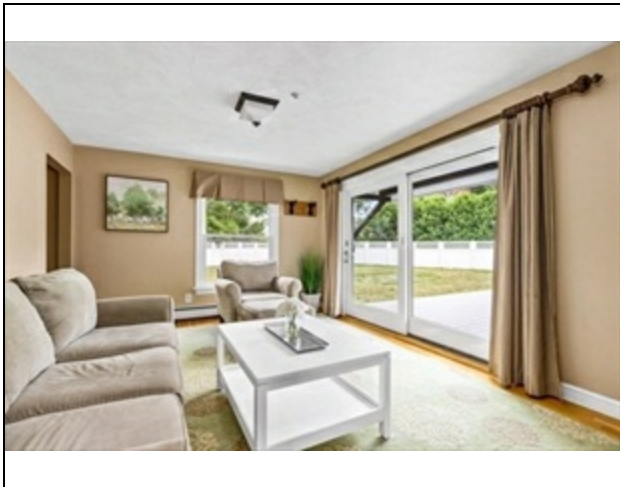
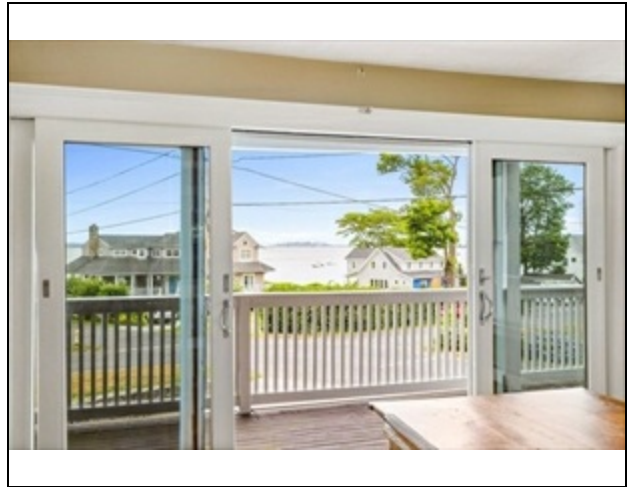
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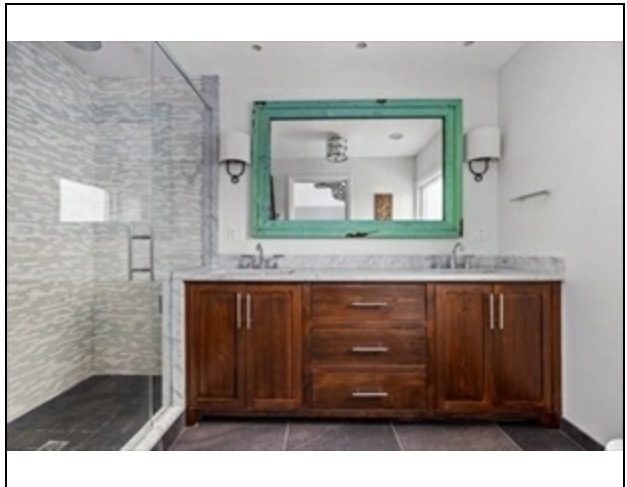
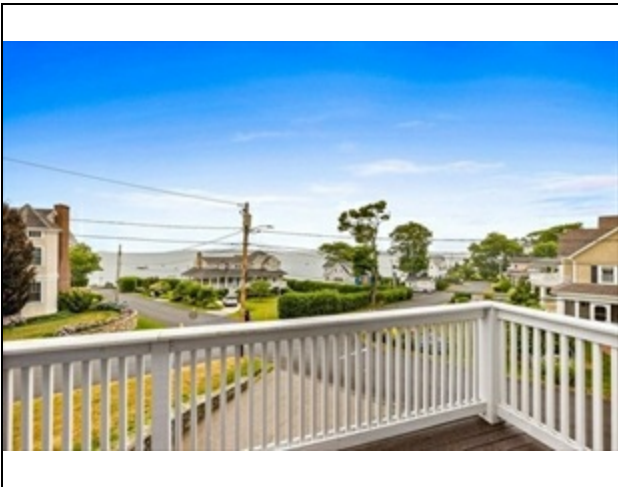
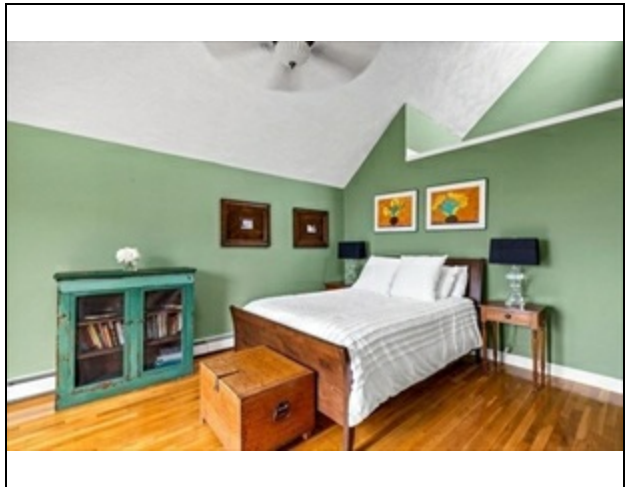
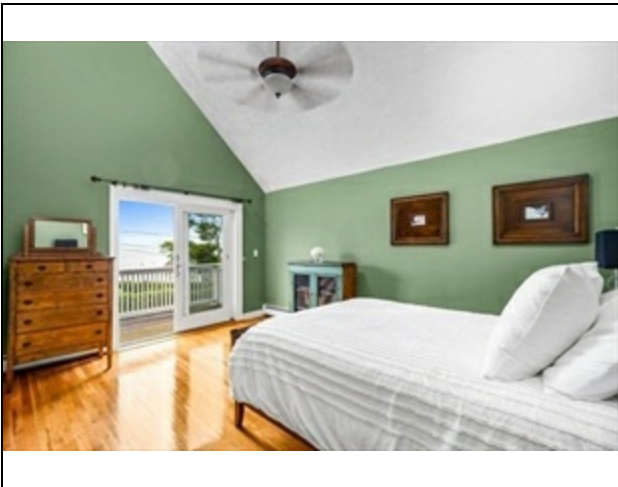
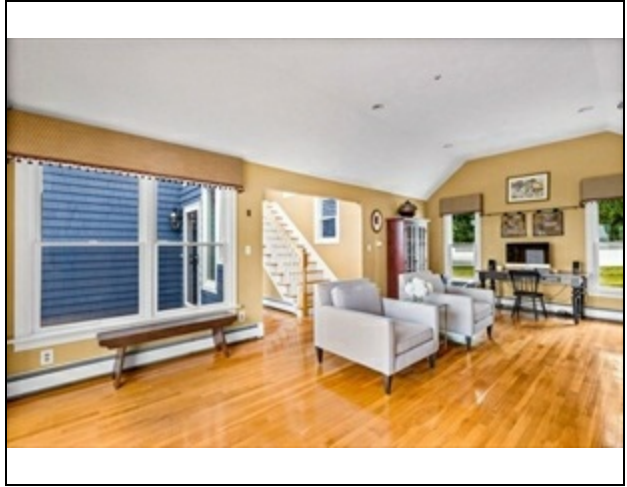
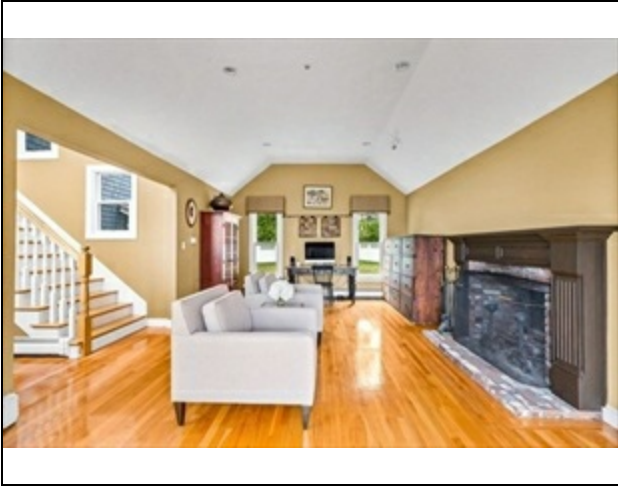
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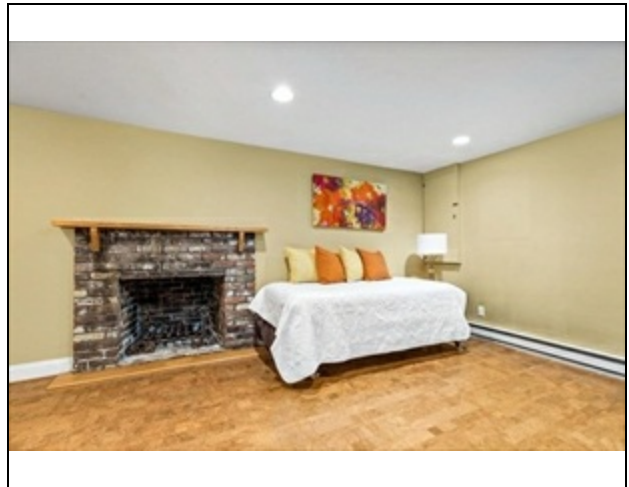
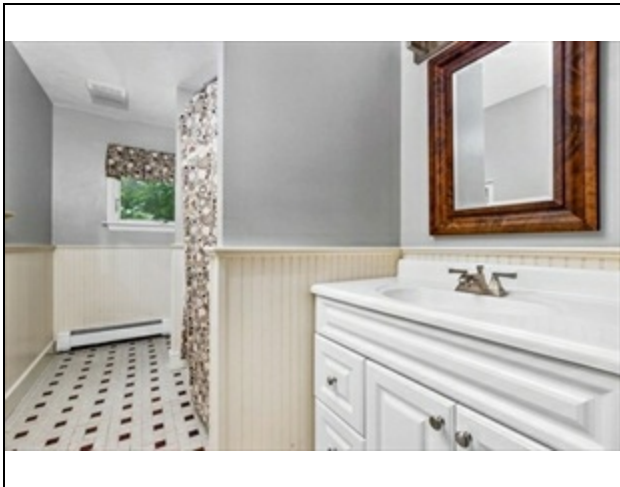
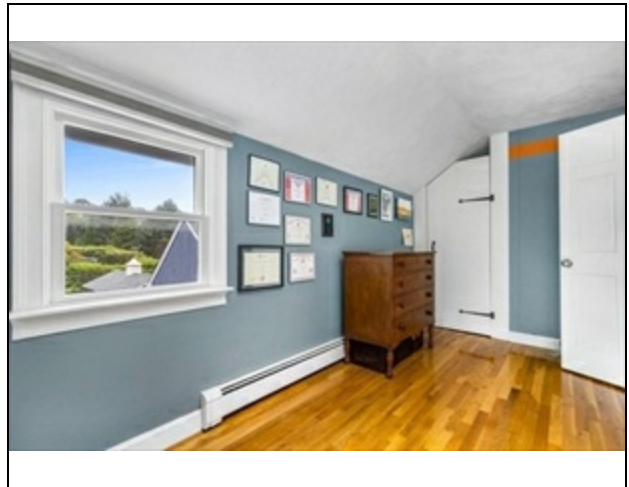
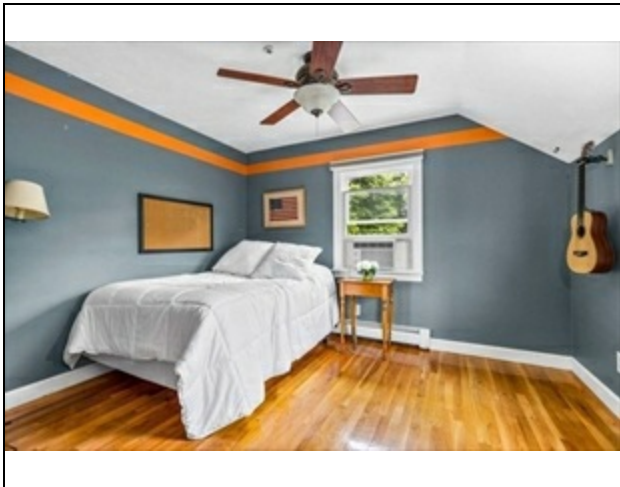
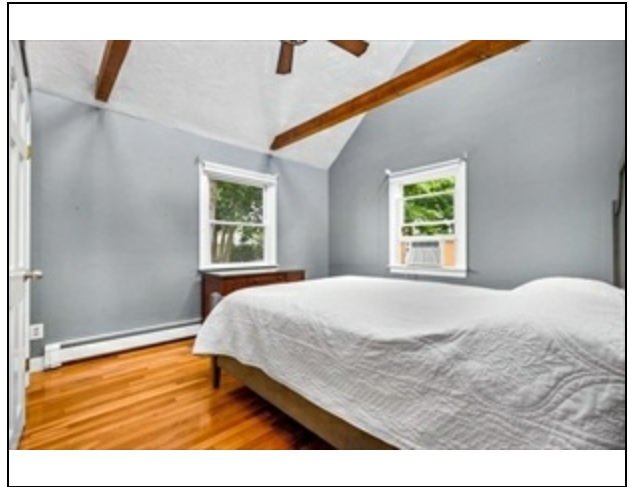
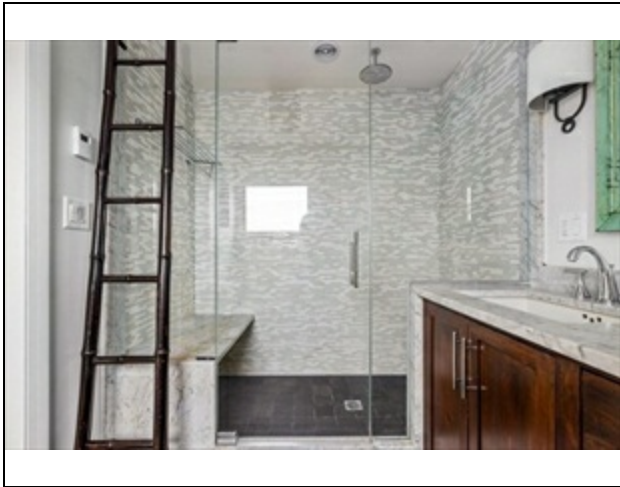
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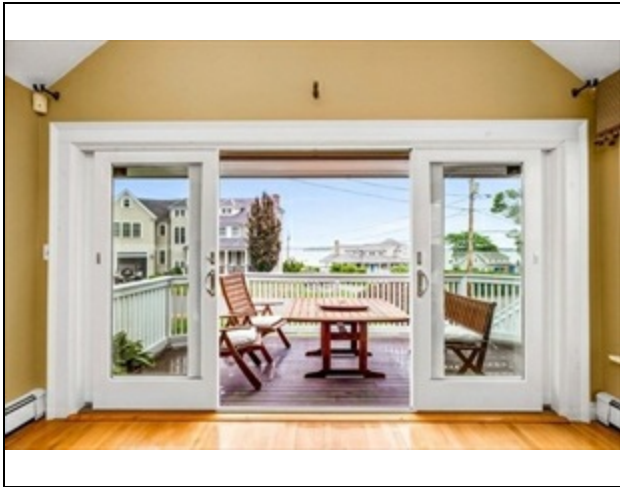
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