



## 118 Telephone Rd. Otis MA 01253

**List Price: \$529,900**

If your Berkshire waterfront home was only a dream....then come and make your dream come true! Placed in a parked out setting on non-motorboat White Lily Pond. All freshly remodeled with beautiful spaces. Relax on the large screened porch or deck and watch all the nature around you. So whether you ski and snowshoe or kayak and paddle board, you can have it all!

### Property Highlights

Total Rooms: 5	Style: Contemporary
Total Bedrooms: 3	Exterior Color: Gray Year Built Apx: 1974 (Assessor Renovated Since)
Total	Sq Ft Liv Apx: 1,560 (Owner) Acres Apx: 0.93
Bathrooms: 2	Garage Stalls:
Total Full Baths: 2	Basement: Bulk head; Concrete Floor; Full; Interior Access; Unfinished
Wood Fireplace	Waterfront: Frontage on Water; Lake/Pond Name: White Lily Pond; Pond; Pond
#: 1	Access; Pond View
	Views: Hill/Mountain; Scenic; Water

(Residential MLS# 224936)

### Interior Details

**Interior Amenities:** Fireplace (s); Granite Counter; Walk In Closet(s)  
**Floor:** Ceramic; Wood  
**Heat/Cool/Vent:** Central AC; Forced Air; Heat Pump  
**Fuel:** Electric; Oil  
**Hot Water:** Electric  
**Appliances Incl:** Dishwasher; Microwave; Range Hood; Range/Stove; Refrigerator  
**Electric Type:** 100 Amp  
**Accessibility:** 1st Fl Bdrm; 1st Flr Full Bath  
**Lead Paint:** Unk  
**Rentals:**

### Room Details

Room Name	Room Level	Length	Width	Room Remarks
Living Room	1st Floor			Opn Plan, Wd Fireplace, Deck, Water View
Kitchen	1st Floor			Open Plan, Water View, Deck
Bedroom 1	1st Floor			
Bath Full	1st Floor			
Seasonal Room	1st Floor			Screened Porch
Bedroom 2	2nd Floor			Water View
Bedroom 3	2nd Floor			
Bath Full	2nd Floor			

### Exterior / Structural Details:

**Exterior Amenities:** Deck; Exterior Lighting; Porch  
**Exterior Color:** Gray  
**Construction:** Wood Frame  
**Roof:** Asphalt/Fiberglass  
**Exterior Siding:** Wood  
**Water:** Well  
**Sewer:** Private  
**Title V:** Pass Title V Date: November 2017  
**Underground Oil Tank:** Unk

### Land Details:

**Acres Apx:** 0.93  
**Lot Size Dimensions:** 40511  
**Lot Size SqFt:** 40,511  
**Parking Type:** Off Street  
**Lot Description:** Wooded  
**Flood Hazard Area:** Unk

### Public Records / Legal Information

**Zoning:** Residential  
**Book:** 6158 **Page:** 77  
**Map Ref:** M: 7A L: 89  
**Taxes:** 2,906 (2018)  
**Assess Amt:** 351,000 (2018)  
**Restrict Covenants:** Unk  
**Easement:** Unk  
**Survey:** Unk  
**Right of Way:** Unk

### Sale and Showing Details

<b>Status:</b>	Active	<b>Seller Terms:</b>	
<b>Contingent:</b>		<b>Possession:</b>	@closing
<b>Current Price:</b>	529,900	<b>Agent Interest:</b>	None
<b>Original List Price:</b>	529,900	<b>Side Agreement:</b>	No
<b>Days on Market:</b>	5	<b>Limited Service:</b>	No
		<b>Seller Disc:</b>	No
<b>Directions:</b>	Algerie Road in Otis to a left onto Lee Westfield Road. Right onto D'wolfe Drive then second right onto Telephone Road.		
<b>Marketing/Headline:</b>	White Lily Pond Waterfront!		

Report Generated by:  
**REAL LIVING REALTY PROFESSIONALS**  
 48 East Otis Road  
 P O Box 600  
 Otis, MA 01253  
 413-269-4040  
[countryandwaterfronts@gmail.com](mailto:countryandwaterfronts@gmail.com)  
<http://countryandwaterfronts.com>

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