

Agent Full

2058 S Broad St, Hamilton, NJ 08610

Closed | 07/30/21

Residential

↑ \$180,000



MLS #: NJME311962
Tax ID #: 03-02341-00006
Ownership Interest: Fee Simple
Structure Type: Twin/Semi-Detached
Levels/Stories: 3
Waterfront: No
Garage: No

Beds: 3
Baths: 2
Above Grade Fin SQFT: 1,274 / Assessor
Assessor AbvGrd Fin SQFT: 1,274
Price / Sq Ft: 141.29
Year Built: 1925
Style: Colonial
Central Air: No
Basement: Yes

Location

County: Mercer, NJ
MLS Area: Hamilton Twp - Mercer County (21103)
Subdiv / Neigh: BROAD STREET PARK

School District: [Hamilton Township](#)

Taxes and Assessment

Tax Annual Amt / Year: \$3,648 / 2019
County Tax: Annually
City/Town Tax: Annually
Clean Green Assess: No
Zoning: RESIDENTIAL

Tax Assessed Value: \$100,700 / 2020
Imprv. Assessed Value: \$78,400
Land Assessed Value: \$22,300
Land Use Code: 0
Block/Lot: 02341 / 00006

Rooms

			Bed	Bath
Attic:	Upper 2	Attic - Finished, Attic - Walk-Up	Main	1 Full
Bedroom 1:	Upper 1	11 x 13, Ceiling Fan(s)	Upper 1	3
Bedroom 2:	Upper 1	11 x 10, Ceiling Fan(s)		1 Full
Bedroom 3:	Upper 1	11 x 8, Ceiling Fan(s)		
Bathroom 1:	Upper 1			
Sun/Florida Room:	Main	13 x 7		
Living Room:	Main	11 x 13, Ceiling Fan(s)		
Dining Room:	Main	12 x 13, Ceiling Fan(s)		
Kitchen:	Main	12 x 13, Breakfast Bar, Double Sink, Kitchen - Eat-in, Kitchen - Gas Cooking		
Bathroom 2:	Main			
Basement:	Lower 1			

Building Info

Above Grade Fin SQFT: 1,274 / Assessor
Total Fin SQFT: 1,274 / Assessor
Tax Total Fin SQFT: 1,274
Total SQFT: 1,274 / Assessor
Basement Type: Full

Construction Materials: Block
Roof: Shingle

Lot

Lot Acres / SQFT: 0.06a / 2500sf / Assessor
Fencing: Fully

Lot Size Dimensions: 25.00 x 100.00

Parking

Total Parking Spaces: Unknown
Features: Driveway

Interior Features

Interior Features: Dishwasher, Dryer - Gas, Freezer, Microwave, Oven/Range - Gas, Range Hood, Refrigerator, Washer;
Accessibility Features: None

Exterior Features

Exterior Features: Pool: No Pool

Utilities

Utilities: Ceiling Fan(s), Wall Unit; Cooling Fuel: Electric; Electric Service: 150 Amps; Heating: Baseboard - Hot Water; Heating Fuel: Natural Gas; Hot Water: Natural Gas; Water Source: Public; Sewer: Public Sewer

Remarks

Inclusions: Refrigerator, dishwasher, gas range, microwave, washer & dryer, freezer in basement & refrigerator in basement

Agent: Seller ordered the Hamilton Twp. CO inspection and will provide any repair list to the buyer. Property is selling As Is. Please follow Covid protocol. Mask must be worn at all times while showing the property.

Public: Well maintained 3 bedroom, 2 full bath 3 Story Semi Detached home with finished attic & Driveway. The heated sunroom welcomes you into the spacious open living room and dining room area with hardwood flooring under the carpeting. Large eat-in kitchen has breakfast bar, double s/s sink plus dishwasher, microwave, newer 5 burner range & refrigerator. Small mudroom/pantry leads to main floor full bathroom. 2nd floor has another full bath which is brand new with large walk-in shower. There are 3 bedrooms and a finished walk-up attic. The full basement with laundry area has a brand new washer & dryer, 1.5yr old gas heater & 1.5yr old hot water heater plus there a new steel chimney liner. Fully fenced yard with brick patio area. Convenient location close to schools & shopping.

Listing Office

Listing Agent: [Marian Conte](#) (3144809) (Lic# Unknown) (609) 947-4222
Listing Agent Email: mar1127@aol.com
Responsible Broker: Marian Conte (3144809) (Lic# 7835196-NJ)
Listing Office: [DiDonato Realty Company Inc](#) (MDID01) (Lic# 7800743)
2801 Nottingham Way, Trenton, NJ 08619-1880
Office Phone: (609) 586-2344 Office Fax: (609) 584-9251
Office Email: mar1127@aol.com

Directions

So. Broad Street between E. Park Ave & Mary St.

Compensation

Buyer Agency Comp:	2.5% Of Gross	Sub Agency Comp:	2.5% Of Gross
Buyer Agency Comp 2:	\$-100	Sub Agency Comp 2:	\$-100
Transaction Broker:	\$0	Dual/Var Comm:	No

Listing Details

Original Price:	\$164,500	Owner Name:	Justo & Abigail Navas
Vacation Rental:	No	DOM / CDOM:	4 / 4
Listing Agrmnt Type:	Exclusive Right	Original MLS Name:	BRIGHT
Prospects Excluded:	No	Off Market Date:	07/30/21
Listing Service Type:	Full Service		
Dual Agency:	No		
Sale Type:	Standard		
Listing Term Begins:	05/04/2021		
Listing Entry Date:	05/04/2021		
Possession:	Negotiable		
Disclosures:	Owner RE Licensee, Prop Disclosure		

Sale/Lease Contract

Selling Agent:	Luisa Cruz (3139536) (Lic# Unknown)	(732) 301-4141
Selling Agent Email:	luisa@prosperityrep.com	
Selling Office:	Keller Williams Real Estate-Princeton (KELLERRE) (Lic# 124251)	
Responsible Broker:	Max Lancaster (3122113) (Lic# 560143-NJ) 100 Canal Pointe Blvd Ste 120, Princeton, NJ 08540-7063	
Office Phone:	(609) 987-8889	Office Fax: (609) 987-8750
Selling Office Email:	klrw240@kw.com	
Concessions:	Yes	Concessions Amount: \$3,000
Agreement of Sale Dt:	05/07/21	Close Date: 07/30/21
Close Sale Type:	Standard Sale	Close Price: \$180,000.00
Buyer Financing:	Conventional	Last List Price: \$164,500.00

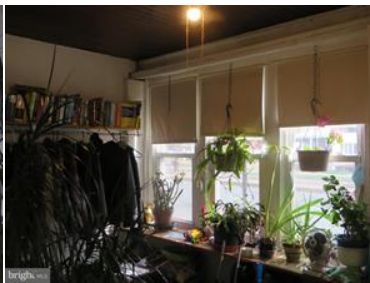


View with Driveway





Heated Sunporch



Dining Room



Living Room



Dining Room



Dining Room



Modern Kitchen



Breakfast Bar



New 5 Burner Stove



1st Floor Full Bath



Bedroom #1



Bedroom #2



Bedroom #3



Bedroom #3



2nd Fl Brand new Full Bath



Decorative tile in Shower



Rear exterior view





MLS #: NJME312654
 Tax ID #: 03-02190-00020
 Ownership Interest: Fee Simple
 Structure Type: End of Row/Townhouse
 Levels/Stories: 2
 Waterfront: No
 Garage: Yes

Beds: 3
 Baths: 1
 Above Grade Fin SQFT: 798 / Assessor
 Assessor AbvGrd Fin SQFT: 924
 Price / Sq Ft: 228.07
 Year Built: 1942
 Style: A-Frame
 Central Air: No
 Basement: Yes

Location

County: Mercer, NJ
 MLS Area: Hamilton Twp - Mercer County (21103)
 Subdiv / Neigh: NONE AVAILABLE

School District: [Hamilton Township](#)
 High School: Hamil West
 Middle/Junior School: Albert E. Grice M.S.
 Elementary School: Hamilton
 Cross Street: Laylor

Taxes and Assessment

Tax Annual Amt / Year: \$3,174 / 2019
 County Tax: Annually
 City/Town Tax: Annually
 Clean Green Assess: No
 Zoning: RES

Tax Assessed Value: \$87,600 / 2020
 Imprv. Assessed Value: \$63,200
 Land Assessed Value: \$24,400
 Land Use Code: 0
 Block/Lot: 02190 / 00020

Rooms

	Bed	Bath
Upper 1	3	1 Full

Building Info

Above Grade Fin SQFT: 798 / Assessor
 Total Fin SQFT: 798 / Assessor
 Tax Total Fin SQFT: 798
 Total SQFT: 798 / Assessor
 Wall & Ceiling Types: Dry Wall
 Basement Type: Interior Access

Construction Materials: Block, Brick Front, Copper Plumbing, Frame, Tile
 Flooring Type: Carpet, Hardwood
 Roof: Asphalt, Shingle

Lot

Lot Acres / SQFT: 0.05a / 2200sf / Assessor
 Fencing: Chain Link

Lot Size Dimensions: 22.00 x 100.00
 Road: 22

Parking

Detached Garage - # of Spaces: 1
 Driveway - # of Spaces: 4

Features: Detached Garage, Driveway, Garage - Front Entry, Concrete Driveway

Total Parking Spaces: 5

Interior Features

Interior Features: Breakfast Area, Ceiling Fan(s), Combination Kitchen/Dining; No Fireplace; Dryer, ENERGY STAR Clothes Washer, ENERGY STAR Dishwasher, ENERGY STAR Freezer, ENERGY STAR Refrigerator, Exhaust Fan, Microwave; Accessibility Features: None; Door Features: Double Entry

Exterior Features

Exterior Features: BBQ Grill, Play Area; Pool: No Pool

Utilities

Utilities: No Cooling; Cooling Fuel: None; Electric Service: 150 Amps; Heating: Baseboard - Hot Water; Heating Fuel: Natural Gas; Hot Water: Natural Gas; Water Source: Public; Sewer: Public Sewer; Internet Services: Broadband, Cable

Remarks

Agent: Call/text owner directly for avail, appts, quests at (609) 213-6455. Ltd. serv. Email offers to

Public: Beautifully maintained end unit on a very quiet private street needs nothing is ready to move in has a large driveway with one car garage and beautiful backyard. The entire house have been updated new kitchen cabinets countertops new windows As well as new boiler. There is three bedrooms and one full bath upstairs very nice Eat in kitchen as well as a very cozy living room. In the basement you have laundry room with washer dryer and plenty of storage space

Listing Office

Listing Agent: [Jack Yao](#) (3195430) (Lic# Unknown) (732) 727-2280
 Listing Agent Email: info@realmartrealty.com
 Responsible Broker: Jack Yao (3195430) (Lic# 0902217-NJ)
 Listing Office: [Realmart Realty](#) (REALMART) (Lic# 568533)
 27 Bleeker St, Millburn, NJ 07041
 Office Phone: (732) 727-2285 Office Fax: (732) 719-1921
 Office Email: info@realmartrealty.com

Directions

Directly off Lalor Street

Compensation

Buyer Agency Comp:	2.5% Of Gross	Sub Agency Comp:	0% Of Gross
Buyer Agency Comp 2:	\$-150	Dual/Var Comm:	No
Transaction Broker:	0% Of Gross		

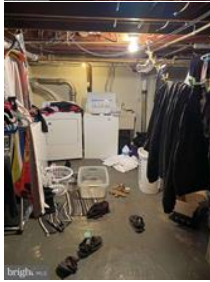
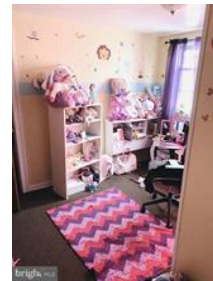
Listing Details

Original Price:	\$189,900	Owner Name:	Verdi, Alex
Vacation Rental:	No	Owner Phone:	(609) 213-6455
Listing Agrmnt Type:	Exclusive Agency	DOM / CDOM:	23 / 23
Prospects Excluded:	No	Listing Terms:	As is Condition
Listing Service Type:	Limited Service	Original MLS Name:	BRIGHT
Dual Agency:	No	Off Market Date:	08/20/21
Sale Type:	Standard	Home Warranty:	No
Listing Term Begins:	05/17/2021	Documents Available:	Seller's Property Disclosure
Listing Entry Date:	05/17/2021		
Possession:	0-30 Days CD		
Acceptable Financing:	Cash, Conventional, FHA, FHA 203(b), FHA 203(k), FHVA, FMHA, FHLMC, FNMA		
Federal Flood Zone:	No		
Disclosures:	None		

Sale/Lease Contract

Selling Agent:	Cristina Lacerda (3146461) (Lic# Unknown)	(732) 514-1000
Selling Agent Email:	cristinalacerda01@gmail.com	
Selling Office:	Lacerda Realtors (C21LCRD) (Lic# Unknown)	
Responsible Broker:	Cristina Lacerda (3146461) (Lic# 19042-NJ)	
	173 Livingston Ave Fl 1, New Brunswick, NJ 08901	
Office Phone:	(732) 514-1000	Office Fax: (732) 514-0590
Selling Office Email:	cristinalacerda01@gmail.com	
Concessions:	No	
Agreement of Sale Dt:	06/07/21	Close Date: 08/18/21
Close Sale Type:	Standard Sale	Close Price: \$182,000.00
Buyer Financing:	Conventional	Last List Price: \$189,900.00







MLS #: NJME313928
 Tax ID #: 03-02082-00012
 Ownership Interest: Fee Simple
 Structure Type: Twin/Semi-Detached
 Levels/Stories: 2
 Waterfront: No
 Garage: No

Beds: 3
 Baths: 1 / 0
 Total Rooms: 7
 Above Grade Fin SQFT: 1,344 / Assessor
 Assessor AbvGrd Fin SQFT: 1,344
 Price / Sq Ft: 137.65
 Year Built: 1925
 Style: Colonial
 Central Air: No
 Basement: Yes

Location

County: Mercer, NJ
 MLS Area: Hamilton Twp - Mercer County (21103)
 Subdiv / Neigh: NONE AVAILABLE

School District: [Hamilton Township](#)

Taxes and Assessment

Tax Annual Amt / Year: \$3,460 / 2019
 County Tax: Annually
 City/Town Tax: Annually
 Clean Green Assess: No
 Zoning: RES

Tax Assessed Value: \$103,200 / 2020
 Imprv. Assessed Value: \$73,700
 Land Assessed Value: \$29,500
 Land Use Code: 0
 Block/Lot: 02082 / 00012

Rooms

	Bed	Bath
Upper 1	3	1 Full

Building Info

Above Grade Fin SQFT: 1,344 / Assessor
 Total Fin SQFT: 1,344 / Assessor
 Tax Total Fin SQFT: 1,344
 Total SQFT: 1,344 / Assessor
 Basement Type: Full

Construction Materials: Frame

Lot

Lot Acres / SQFT: 0.07a / 3000sf / Assessor

Lot Size Dimensions: 30.00 x 100.00

Parking

Total Parking Spaces: Unknown

Features: Driveway, On Street

Interior Features

Interior Features: Ceiling Fan(s), Family Room Off Kitchen; Microwave, Oven - Self Cleaning, Refrigerator, Stove; Accessibility Features: None

Exterior Features

Exterior Features: Pool: No Pool

Utilities

Utilities: Ceiling Fan(s), Wall Unit; Cooling Fuel: Electric; Heating: Forced Air; Heating Fuel: Natural Gas; Hot Water: Natural Gas; Water Source: Public; Sewer: Public Sewer

Remarks

Inclusions: allappliances as exist , 4 a/c units as is

Public: Nice semi with updated kitchen and baths. Extra room off the kitchen to use as an office or family room, There are ceiling fans and replacement windows throughout. The fenced in yard has a shed and a paver patio. Through the master bedroom is a walk up finished attic space for storage.

Listing Office

Listing Agent: [Margaret Panaro](#) (3144930) (Lic# Unknown)

(609) 575-0312

Listing Agent Email: maggi58@aol.com
 Responsible Broker: Stephen Booth (3135545) (Lic# 8332408-NJ)
 Listing Office: [BHHS Fox & Roach - Robbinsville](#) (61059) (Lic# 9702902)
 17 Main St Ste 402, Robbinsville, NJ 08691-1436
 Office Manager: Camilo Concepcion (3171381)
 Office Phone: (609) 890-3300 Office Fax: (609) 586-9609

Directions

Newkirk to BeAL

Compensation

Buyer Agency Comp:	2.5% Of Gross	Sub Agency Comp:	\$0
Compensation Rmks:	Buyers agent to receive 2.5%	Dual/Var Comm:	No
Transaction Broker:	\$0		

Listing Details

Original Price:	\$180,000	Owner Name:	Corey M Stevenson & Allison Stevenson
Vacation Rental:	No	DOM / CDOM:	1 / 1
Listing Agrmnt Type:	Exclusive Right	Listing Terms:	As is Condition
Prospects Excluded:	No	Original MLS Name:	BRIGHT
Listing Service Type:	Full Service	Off Market Date:	09/13/21
Dual Agency:	No		
Sale Type:	Standard		
Listing Term Begins:	06/09/2021		
Listing Entry Date:	06/09/2021		
Possession:	Negotiable		

Sale/Lease Contract

Selling Agent:	Tiffanie Hawley (3140502) (Lic# Unknown)	(609) 947-1138
Selling Agent Email:	hawleywoodstyle@yahoo.com	
Selling Office:	Keller Williams Premier (KLWILPRM) (Lic# 2187934)	
Broker of Record:	Maria Remboski (3121569)	
	2355 Route 33 Undef, Robbinsville, NJ 08691-1836	
Office Phone:	(609) 459-5100	
Selling Office Email:	maria.remboski@kw.com	
Concessions:	Yes	Concessions Amount:
Agreement of Sale Dt:	06/09/21	Close Date:
Close Sale Type:	Standard Sale	Close Price:
Buyer Financing:	Conventional	Last List Price:
		\$5,000
		09/10/21
		\$185,000.00
		\$180,000.00





MLS #: NJME2000384
 Tax ID #: 03-02190-00026
 Ownership Interest: Fee Simple
 Structure Type: Twin/Semi-Detached
 Levels/Stories: 3
 Waterfront: No
 Garage: No

Beds: 4
 Baths: 1 / 1
 Above Grade Fin SQFT: 1,254 / Assessor
 Assessor AbvGrd Fin SQFT: 1,254
 Price / Sq Ft: 151.52
 Year Built: 1927
 Style: Other
 Central Air: No
 Basement: Yes

Location

County: Mercer, NJ
 MLS Area: Hamilton Twp - Mercer County (21103)
 Subdiv / Neigh: CHESTNUT PARK

School District: [Hamilton Township](#)

Taxes and Assessment

Tax Annual Amt / Year: \$3,201 / 2021
 Clean Green Assess: No
 Zoning: RESIDENTIAL

Tax Assessed Value: \$98,100 / 2021
 Imprv. Assessed Value: \$73,500
 Land Assessed Value: \$24,600
 Land Use Code: 0
 Block/Lot: 02190 / 00026

Rooms

	Bed	Bath
Main		1 Half
Upper 1	3	1 Full
Upper 2	1	

Building Info

Above Grade Fin SQFT: 1,254 / Assessor
 Total Fin SQFT: 1,254 / Assessor
 Tax Total Fin SQFT: 1,254
 Total SQFT: 1,254 / Assessor
 Basement Type: Unfinished

Construction Materials: Frame

Lot

Lot Acres / SQFT: 0.05a / 2300sf / Assessor

Lot Size Dimensions: 23.00 x 100.00

Parking

Driveway - # of Spaces: 3

Features: Driveway

Total Parking Spaces: 3

Interior Features

Interior Features: Accessibility Features: None

Exterior Features

Exterior Features: Pool: No Pool

Utilities

Utilities: Window Unit(s); Cooling Fuel: None; Heating: Forced Air; Heating Fuel: Natural Gas; Hot Water: Natural Gas; Water Source: Public; Sewer: Public Sewer

Remarks

Public: This can be your new home- come on in! The Main living room is wide open with wonderful natural light, and with the original wood floors. Around the large windows is a fabulous built in, with plenty of space to display your dearest treasures. Walk through to the dining room, with a large closet for storage, or for a pantry. The windows in this room will make your breakfast a bright start to your day. The kitchen was recently renovated, tiles on the floor, modern appliances and beautiful cabinets. Off the kitchen is a half bath. On to the second floor, which features a full bath, and three bedrooms. The bedrooms all have original wood floors as well. The attic has a large open space, with recently installed carpet. Outside, walk through a sunroom in

the back, with windows all around, to your summer dream backyard. A large yard to play, grill and spend family time in. The driveway is long enough for three vehicles, so never look for parking again! Don't wait on this, schedule your showing today!

Listing Office

Listing Agent: [Henny Goldberger](#) (3311973) (Lic# Unknown) (732) 908-7750
 Listing Agent Email: hennygoldberger@kw.com
 Responsible Broker: Adele Demoro (3132874) (Lic# 346107-NJ)
 Listing Office: [Keller Williams Realty Monmouth/Ocean](#) (KWJAKSON) (Lic# 1436054)
 353 N. County Line Rd, Jackson, NJ 08527-4426
 (732) 942-5280 Office Fax: (732) 414-2675
 Office Phone:
 Office Email: frontdesk915@kw.com

Directions

Please use GPS.

Compensation

Buyer Agency Comp:	2.5% Of Gross	Sub Agency Comp:	\$0
Buyer Agency Comp 2:	\$-150	Dual/Var Comm:	No
Transaction Broker:	2.5% Of Gross		
Transaction Broker 2:	\$-150		

Listing Details

Original Price:	\$165,000	Previous List Price:	\$165,000
Vacation Rental:	No	Owner Name:	109 Windsor Pond Road Llc
Listing Agrmnt Type:	Exclusive Right	DOM / CDOM:	32 / 32
Prospects Excluded:	No	Original MLS Name:	BRIGHT
Listing Service Type:	Full Service	Off Market Date:	03/08/22
Dual Agency:	Yes		
Sale Type:	Standard		
Listing Term Begins:	06/18/2021		
Listing Entry Date:	06/18/2021		
Possession:	Immediate		

Sale/Lease Contract

Selling Agent:	Beata Lagares (3265938) (Lic# Unknown)	(856) 904-4576
Selling Agent Email:	bayasellshomes@gmail.com	
Selling Office:	HomeSmart First Advantage Realty (HELPELDS) (Lic# 0902990)	
Responsible Broker:	Hakan Karahan (3168653) (Lic# 9693664-NJ)	
	498 Kings Hwy N, Cherry Hill, NJ 08034-1015	
Office Phone:	(856) 363-3000	Office Fax: (856) 481-0750
Selling Office Email:	hakankarahan@hakankarahan.com	
Concessions:	No	
Agreement of Sale Dt:	02/10/22	Close Date: 03/02/22
Close Sale Type:	Standard Sale	Close Price: \$190,000.00
Buyer Financing:	Conventional	Last List Price: \$189,000.00

