

# 257 Commonwealth Avenue #3



\$ 9,995,000

257 Commonwealth Avenue #3, Boston, MA 02116



**Tim Marsh**  
(617) 548-7145

tim@bostonluxuryrealestate.com

**Marsh Properties**  
30 Newbury Street  
3rd Floor  
Boston, MA 02116  
(617) 716-0240

**WEB:**

- » **Beds:** 4 | **Baths:** 2 Full, 2 Half
- » **MLS #:** 72150952
- » Condominium | 5,930 ft<sup>2</sup>
- » Condo Fee: \$2,279 per month. 2018 RE Taxes: \$86,260.93
- » Rare Parlor and 2nd floor home overlooking the Commonwealth Avenue Mall.
- » Quintessential Back Bay home, perfect for entertaining on a grand or intimate scale.
- » Palatial 900+ SF terrace with step out access from the living level.
- » Two full garage spaces. Keyed elevator. Central air. Professionally managed association.

257 Commonwealth was built circa 1886 by McKim, Mead & White as a single family home for industrialist Alexander Cochrane. We're pleased to offer condominium residence #3, a rare parlor and 2nd floor home overlooking The Mall. The parlor floor features the mansion's original public rooms - perfect for entertaining on a grand or intimate scale. The centerpiece is the forty foot Great Hall. Today it serves as this home's elegant entrance foyer, leading to an intimate fireplaced family room at the opposite end. The drawing room, bay-windowed living room and dining room are also accessed from the Hall, providing a natural flow. Full updated kitchen. Powder room. Palatial 900+SF private terrace. The 2nd floor features a masterful entertaining salon with a full kitchen. Powder room. Bay-windowed library. Master bedroom with a marble bath and large walk-in closet en-suite. Three family bedrooms. Adjacent full bath. Additional features include massive pocket doors, soaring ceilings, stunning wood and plaster detail, seven fireplaces, C/A and keyed elevator. Two full garage spaces. Professionally managed 6-unit association.

