

Summer Newsletter 2005

Company Update

Dear Friends,
With the summer in full swing following a very busy Spring, I would like to take this opportunity to update everyone and wish you well.

Dickerson Real Estate has now been established since the Fall of 2003. I am extremely proud to say in that short time I have closed over 60 transactions totaling \$ 96,625,500.00

The market is still alive and strong and the inventory is still not overwhelming for potential buyers. Interest rates have kept the market solid; therefore, it is still a great time to buy or sell!

FEATURED HOME!

1st block Marlborough Street



5 Bedroom Stunning Triplex with Garage Parking - \$4,995,000



115 Newbury Street
Suite: 5th Floor
Boston, MA 02116

Phone: 617-266-5150
Fax: 617-266-5190

www.bethdickerson.com

Please keep **Dickerson Real Estate** in mind if you or any of your friends are considering a change of residences. I promise to provide a level of professionalism and care that only over fifteen years in the business can achieve!

A special thank you to all that have referred business to **Dickerson Real Estate**. I am very appreciative!

Best regards,

On The Horizon

- Fall of 2005!!! Launching of new company website by company 451°

Check It Out...

- Virtual Tours located on www.bethdickerson.com

In The News...

SCENE MAGAZINE

May/June 2005.

Article: "12 Of The Most Influential People In Boston."

Beth Dickerson was ranked as one of the "Best" Boston has to offer for her solid career here in the Real Estate business. Also mentioned in the article was Dan Mathieu, co-creator and founder of MAX Catering in which Beth is actively involved in fundraising for his non-profit organization KIDS CAN COOK.

Current Listings:

Dickerson Real Estate

17 Union Park



\$4,995,000

Exceptional **"Single Family Home"** on Historic Square. Newly renovated this Five story home includes an over the top eat-in Kitchen, Dining Room complete with Butler's Pantry. Gorgeous landscaped Garden, Modern Living Room, Huge Family Room, Gym, Sauna, & Five plus Bedrooms perfect for a large family. It's completely wired and has meticulous attention to detail throughout. **TWO Garage Parking at Wilkes Passage.**

51 Commonwealth Ave. #PH



\$13,995,000

Luxurious Full Service Concierge Building. **"New"** Construction. Sprawling 9000 SF (approx.) Penthouse Quadplex between Berkeley and Clarendon located on the sunny-side of Comm Ave. spans 3 1/2 floors offering elevator access to each floor. Seven custom designed Bedroom Suites. Grand Master Suite. Huge Roof Deck off Entertainment Room. Luxurious finishes used throughout!

SIX Garage Parking Included.

158 Newbury Street #PH



\$1,350,000

Located in the heart of Back Bay on Newbury Street is this Three Bedroom Duplex Penthouse. Flooded with natural sunlight this condo has an open Living/Dining area, granite Kitchen and Master Suite that leads onto Private Roof Deck. Wired for surround sound & **Deeded Parking!**

Listing Agent: Chuck Livingston

34 Lime Street



\$3,695,000

Grand **"Single Family Home"** located on the flat-of-the-Hill. Newly renovated. This Five Story Townhouse features a gorgeous landscaped Garden off Family Room. Eat-in Kitchen & Formal Dining Room. Handsome Library. Entertainment room opens onto private Roof Deck! 4 Bedrooms. **Rental Parking at Brimmer Garage.**

373 Marlborough Street #1



\$1,279,000

Elegantly designed Three Bedroom Duplex located in small four unit building on sunny-side of Marlboro St. Recently renovated this home features custom built-ins throughout. Eat-in Kitchen opens onto Family Room. Master Suite includes Private Patio. No pets please.

Two Deeded Parking spaces!

Current Listings:

Dickerson Real Estate

00 Marlborough Street # TH



\$4,995,000

Elegant Five Bedroom Triplex in small 6 unit Full Service Concierge building located on 1st block of Marlboro. This home boasts a Private Entrance, Private elevator access to each floor, gourmet Kitchen, large Family Room with Cherry Wet Bar and formal Living Room . Garden Views !
TWO Valet Garage Parking!

191 Commonwealth Avenue #22



\$2,650,000

Located in Historic Doorman Building with elevator this stunning Corner unit offers breathtaking Commonwealth Mall views. Front facing Living Room boasts detailed woodworking. Separate Formal Dining and Library. Three Bedrooms in all this unique unit also includes
Deeded Parking!

529 Columbus Avenue #1



\$219,000

Charming studio located in the heart of the South End in elevator building. Exposed brick and large updated Kitchen add to this unit's charm. Common Roof deck offers amazing downtown VIEWS! Professionally managed.

Condo Fee: \$103.00

Trinity Place #411



\$429,500

Contemporary Studio located in Luxury Full Service Concierge building. Stunning craftsmanship featured in custom wall of built-ins which includes queen size Murphy bed, storage, and separate desk area. Marble Bath . Many upgrades include with sale. Private gym for residents and
Valet Garage Parking!

186 Commonwealth Ave #62



\$545,000

Sun-drenched Two Bedroom located in elevator building. Kitchen opens onto spacious Living Room which boasts built-ins, wood mantled fireplace & offers spectacular Back Bay VIEWS! Architectural detailing and an abundance of storage within unit.

"Dickerson Real Estate Sales To Date 2005"

<u>Address</u>	<u>Property Type:</u>	<u>Price</u>
One Charles # PH	3 Bed	\$ 4,000,000.00
One Charles # PH	3 Bed	\$ 3,500,000.00
Flagship Wharf # PH2	2 Bed	\$ 3,000,000.00
191 Commonwealth Ave. # 22	2+ Bed	\$ 2,450,000.00
145 Pinckney St # 710	2 Bed	\$ 2,150,000.00
392 Marlborough Street # PH	3 Bed	\$ 2,100,000.00
One Charles # PH	3 Bed	\$ 1,860,000.00
254 Marlborough Street # 2	3 Bed	\$ 1,725,000.00
76 Marlborough Street # PH 5	3 Bed	\$ 1,775,000.00
Four Seasons #1008	2 Bed	\$ 1,350,000.00
50 Commonwealth Ave # 804	3 Bed	\$ 1,275,000.00
Trinity Place # 902	2 Bed	\$ 1,200,000.00
Prince Building # 202	2 Bed	\$ 1,050,000.00
285 Beacon Street # PH 6A	2 Bed	\$ 930,000.00
341 Beacon Street # 4A	2 Bed	\$ 861,500.00
280 Beacon Street # 24	2 Bed	\$ 850,000.00
71 Marlborough Street # 5	2 Bed	\$ 837,500.00
402 Marlborough # 1	2 Bed	\$ 739,000.00
Trinity Place # 806	1 Bed	\$ 716,000.00
135 Marlborough Street	2 Bed	\$ 610,000.00
141 Pembroke Street # 5	2 Bed	\$ 450,000.00
371 Beacon Street # 7	1 Bed	\$ 430,000.00
9 Cazenova Street # 1	1 Bed	\$ 376,000.00
145 Pinckney # 10	Parking	\$ 185,000.00
62 Queensbury Street # 1	1 Bed	\$ 235,000.00
85 Park Drive # 7	1 Bed	\$ 282,000.00

Current Sales Total:

\$ 34,937,000.00

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