



MLS # 73480775 - Active  
Condo - Garden, Mid-Rise

145 Essex Avenue - Unit 402  
Gloucester, MA: Stage Fort Park, 01930  
Essex County

Unit Placement: **Front, Ground**

Unit Level: **1**

Grade School: **West Parish**

Middle School: **O'Maley**

High School: **GHS**

Outdoor Space Available: **Yes - Common**

Handicap Access/Features: **No**

Directions: **Essex Ave to Heights of Cape Ann to Building 4. Park in 2 deeded spaces marked 402**

List Price: **\$325,000**

Total Rooms: **4**

Bedrooms: **2**

Bathrooms: **1f 0h**

Main Bath: **Yes**

Fireplaces: **0**

Approx. Acres:

This two bedroom one bath ground floor condo is part of the Residences of Cape Ann complex that is built on a knoll with expansive and breathtaking views overlooking the scenic Annisquam River. The condo has a mixture of wood, tile and carpeted floors, a new dishwasher and built in wall air conditioner. Condo fees include heat, hot water, landscaping, snow/trash removal, pool, gym, clubhouse and common picnic area. Nearby Stage Fort Park has 2 beaches, playground, tennis courts, ball fields, gazebo for evening band concerts and dog park that is open to the public. Nearby Stacy Boulevard graces Gloucester Harbor and is the perfect place to meander and enjoy it's beautiful gardens and trails. Ravenswood Park with 500 protected acres is perfect for walkers and nature lovers and is just a mile away in one direction while the Commuter Rail to Boston about a mile the other way. Restaurants and marina are around the corner.

#### Property Information

Approx. Living Area Total: **714 SqFt (\$455.18/SqFt)**

Approx. Above Grade: **714 SqFt**

Living Area Disclosures: **This condo is on the ground level**

Living Area Includes Below-Grade SqFt: **No**

Approx. Below Grade:

Living Area Source: **Field Card**

Levels in Unit: **1**

Heat Zones: **1 Central Heat, Forced Air, Gas**

Parking Spaces: **2 Off-Street, Assigned, Deeded, Guest**

Disclosures: **Listing agent has ownership**

Cool Zones: **1 Wall AC**

Garage Spaces: **0**

#### Power Production

Power Production Type:

Power Production Install Year:

Approximate Monthly Lease Payment: **\$**

Annual Power Production:

Power Production Capacity:

#### Complex & Association Information

Complex Name: **Residences of Cape Ann**

Units in Complex: **92 Complete: Yes**

Units Owner Occupied: **Source:**

Association: **Yes Fee: \$552 Monthly**

Assoc. Fee Incls: **Heat, Hot Water, Gas, Water, Sewer, Master Insurance, Security, Swimming Pool, Laundry Facilities, Exterior Maintenance, Road Maintenance, Landscaping, Snow Removal, Recreational Facilities, Exercise Room, Refuse Removal, Clubhouse**

Special Assessments: **No**

#### Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	<b>B</b>		<b>Closet, Flooring - Wood, High Speed Internet Hookup, Lighting - Overhead</b>
Kitchen:	<b>B</b>		<b>High Speed Internet Hookup, Lighting - Overhead</b>
Main Bedroom:	<b>B</b>		<b>Closet, Flooring - Wall to Wall Carpet</b>
Bedroom 2:	<b>B</b>		<b>Closet</b>
Bath 1:	<b>B</b>		<b>Bathroom - Full, Bathroom - Tiled With Tub, Cable Hookup</b>

#### Features

Area Amenities: **Public Transportation, Shopping, Swimming Pool, Tennis Court, Park, Walk/Jog Trails, Medical Facility, Laundromat, Conservation Area, Highway Access, House of Worship, Marina, Public School, T-Station**

Appliances: **Range, Dishwasher, Disposal, Microwave, Countertop Range, Refrigerator**

Association Pool: **Yes Inground**

Assoc. Security: **Intercom**

Basement: **No**

Beach: **Yes Harbor, Walk to**

Beach Ownership: **Public**

Beach - Miles to: **1/2 to 1 Mile**

Construction: **Frame**

Docs in Hand: **Unit Deed, Rules & Regs**

Electric Features: **220 Volts, Circuit Breakers**

Exterior: **Brick**

Exterior Features: **Professional Landscaping**

Flooring: **Wood, Tile, Wall to Wall Carpet**

Hot Water: **Natural Gas**

Insulation Features: **Unknown**

Interior Features: **Cable Available, Intercom, Internet Available - Broadband**

Management: **Professional - On Site, Owner Association**

Pets Allowed: **Yes w/ Restrictions**

Restrictions: **Rentals, Smoking - In Common Areas, Smoking - In Units**

Roof Material: **Asphalt/Fiberglass Shingles**

Sewer Utilities: **City/Town Sewer**

Water Utilities: **City/Town Water**

Utility Connections: **for Electric Range, for Electric Oven**

Waterfront: **No**

Water View: **No**

#### Other Property Info

Adult Community: **Unknown**

Elevator: **No**

Disclosure Declaration: **Yes**

Exclusions:

Laundry Features: **In Building**

Lead Paint: **Unknown**

UFFI: **Unknown** Warranty Features:

Year Built/Converted: **1970**

Year Built Source: **Public Record**

Year Built Desc: **Actual**

Year Round: **Yes**

Short Sale w/Lndr. App. Req: **No**

Lender Owned: **No**

#### Tax Information

Pin #:

Assessed: **\$251,400**

Tax: **\$2,355** Tax Year: **2026**

Book: **40890** Page: **572**

Cert:

Zoning Code: **r-20**

Map: **218** Block: **31** Lot: **402**

#### Office/Agent Information

Listing Office: **AVH Realty** (978) 237-5471

Listing Agent: **Carole Sharoff** (617) 901-1703

Team Member(s): **Jonathan Fonvielle** (978) 317-6758

Sale Office:

Sale Agent:

Listing Agreement Type: **Exclusive Right to Sell**

Entry Only: **No**

Showing: Sub-Agency:

Showing: Buyer's Broker: **Call List Agent, Accompanied Showings**

Showing: Facilitator: **Call List Agent, Accompanied Showings**

Special Showing Instructions: **Easy to show**

#### Firm Remarks

**Two deeded parking spaces. Shared coin operated laundry area is on the same floor.**

#### Market Information

Listing Date: **2/27/2026**

Days on Market: Property has been on the market for a total of **6** day(s)

Expiration Date:

Original Price: **\$325,000**

Off Market Date:

Sale Date:

Listing Market Time: MLS# has been on for **6** day(s)

Office Market Time: Office has listed this property for **6** day(s)

Cash Paid for Upgrades:

Seller Concessions at Closing:

**\*\*\*This is a generic calculator. Rates and products shown below are only examples based on market averages and are intended only as an approximate estimate of payments.\*\*\***

**i** Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

Accurate Live Rate Estimates					
<b>KEY INFO</b>	30 Year Fixed	15 Year Fixed	30 Year Fixed FHA	VA	Conv 5/6 ARM
Down Payment:	\$65,000	\$65,000	\$11,375 <sup>^*</sup>	\$0 <sup>^**</sup>	\$65,000
Mortgage Paymt:	\$1,622	\$2,177	\$1,913	\$1,990	\$1,580
Rate:	6.375%	5.875%	6.000%	6.000%	6.125%
APR:	6.455%	5.955%	6.080%	6.080%	6.205%
Taxes:	\$196	\$196	\$196	\$196	\$196
Ins./HOA Dues:	\$702	\$702	\$702	\$702	\$702
PMI:	\$0	\$0	\$146	\$0	\$0
<b>Mo. Payment:</b>	<b>\$2,520</b>	<b>\$3,075</b>	<b>\$2,957<sup>^*</sup></b>	<b>\$2,888<sup>^**</sup></b>	<b>\$2,478</b>

**Personalize Your Mortgage**  
 Click on the calculate button below to enter your offer price and down payment:  
**CALCULATE**

Asking Price of **\$325,000** with a Down Payment of **20.0%** and a Loan Amount of **\$260,000**. <sup>^\*</sup>FHA loans allow for a 3.5% Down Payment. <sup>^\*\*</sup>VA loans allow for a 0.0% Down Payment. ARM loan payment & interest rates will change during term. Click **Key Info** for required disclosure. Ins. = Home Owners Insurance Click here for relationship disclosure.

**Market History for 145 Essex Avenue U:402, Gloucester, MA: Stage Fort Park, 01930**

MLS #	Date		DOM	DTO	Price
73480775	2/27/2026	Listed for <b>\$325,000</b>			\$325,000
<b>Market History for AVH Realty (C95214)</b>			<b>6</b>		
<b>Market History for this property</b>			<b>6</b>		

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