# *MASSACHUSETTS AVENUE RESIDENCES*

1011 MASSACHUSETTS AVE, ARLINGTON, MA 02476

## EXISTING CONDITIONS SET

**PROJECT DIRECTORY**

**OWNER:**
55 WEST EAGLE LLC
1011 MASSACHUSETTS AVE
ARLINGTON, MA 02476

**PROFESSIONAL DESIGNER:**
MGD+ LLC
411 LEXINGTON ST
NEWTON - MA 02466

**ARCHITECT:**
DEREK RUBINOFF
82 SPRING ST
WEST ROXBURY - MA 02132

**SHEET LIST**

| SHEET NUMBER | SHEET NAME |
|---|---|
| EX.00 | COVER PAGE |
| EX.01 | EXISTING BASEMENT |
| EX.02 | EXISTING FIRST FLOOR |
| EX.03 | EXISTING SECOND FLOOR |
| EX.04 | EXISTING ATTIC |

**EXISTING FLOOR AREA**

| LEVEL | AREA (SF) | NOTES: |
|---|---|---|
| 00 - Basement | 846 SF | |
| 01 - First Floor | 107 SF | |
| | 953 SF | |
| 01 - First Floor | 309 SF | |
| | 309 SF | |
| 01 - First Floor | 563 SF | |
| | 563 SF | |
| 02 - Second Floor | 957 SF | |
| 03 - Attic | 729 SF | |
| | 1686 SF | |
| TOTAL FLOOR AREA | 3510 SF | |

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mgdplus.com
info@mgdplus.com

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SCHEMATIC DESIGN IN PROGRESS

MASSACHUSETTS AVENUE RESIDENCES

| No. | Description | Date |
|---|---|---|
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COVER PAGE

Project number 24-045
Date 12-20-24
Drawn by BC
Checked by TO
Scale

EX.00

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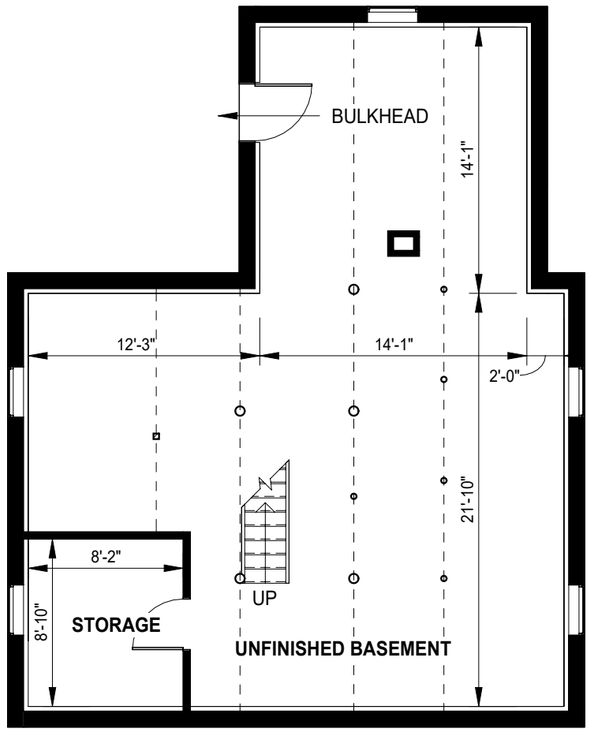
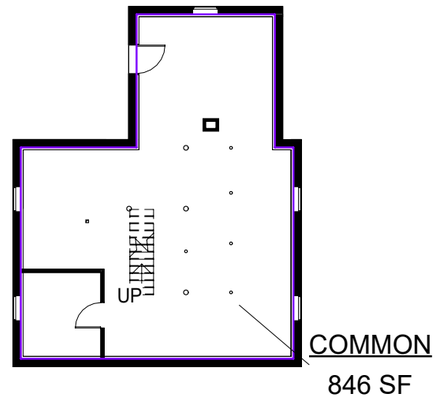



1 00 - Basement - EX
1/8" = 1'-0"




2 00 - Basement - EX Area
1/16" = 1'-0"

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EXISTING BASEMENT

Project number 24-045
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EX.01

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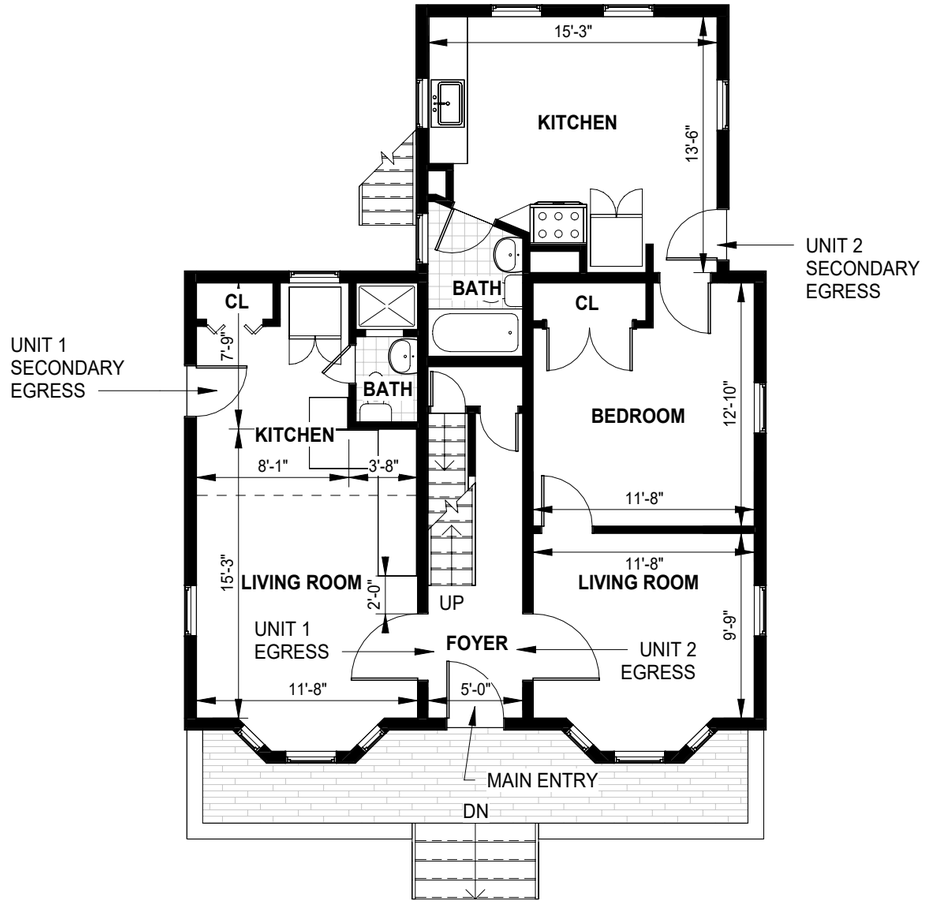
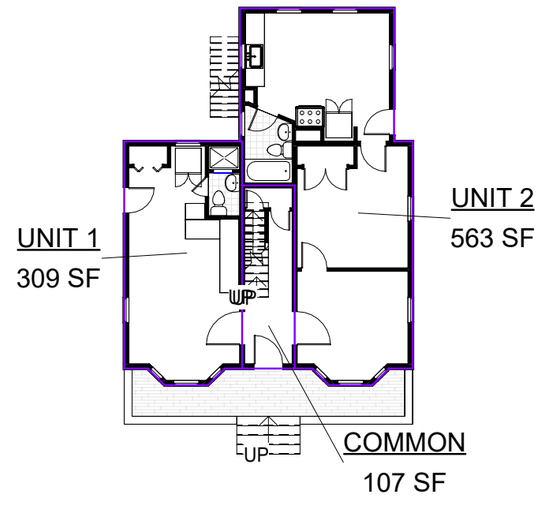



1 01 - First Floor - EX
1/8" = 1'-0"




2 01 - First Floor - EX Area
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EXISTING FIRST FLOOR

Project number 24-045
Date 12-20-24
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EX.02

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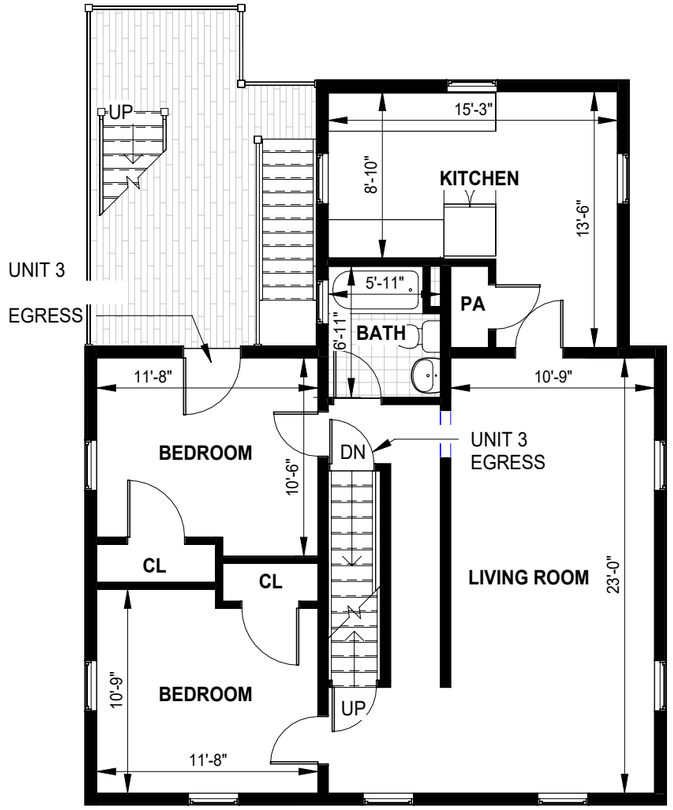


1 02 - Second Floor - EX
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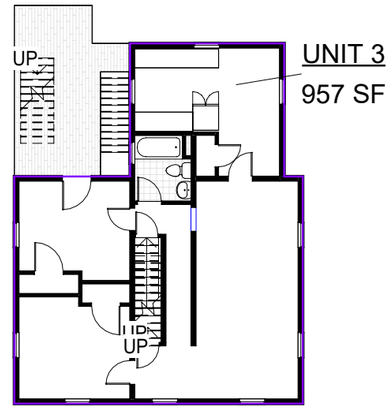


2 02 - Second Floor - EX Area
1/16" = 1'-0"

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EXISTING SECOND FLOOR

| | | | |
|---|---|---|---|
| Project number | 24-045 | | EX.03 |
| Date | 12-20-24 | | |
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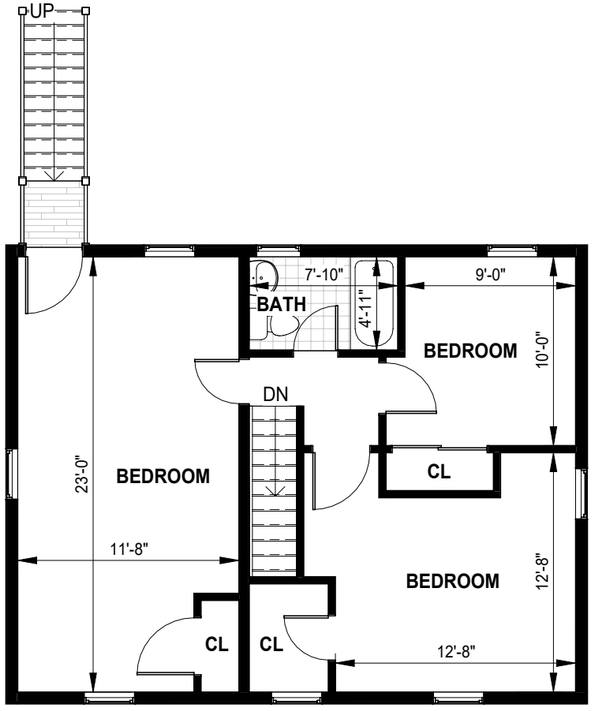
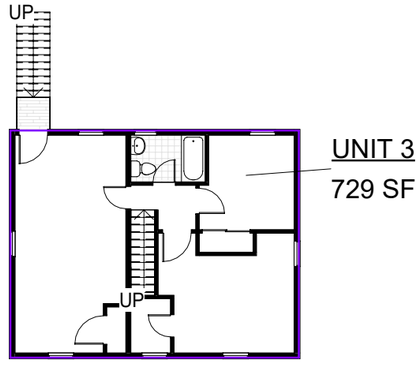



1 03 - Attic - EX
1/8" = 1'-0"




2 03 - Attic - EX Area
1/16" = 1'-0"

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EXISTING ATTIC

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EX.04

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