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**MLS # 73475041 - New
 Single Family - Attached**



**116 Island St
 Marshfield, MA 02020-4009
 Plymouth County**

List Price: **\$749,999**

Style: **Colonial**

Total Rooms: **7**

Color: **Tan**

Bedrooms: **3**

Grade School:

Bathrooms: **2f 1h**

Middle School:

Main Bath: **Yes**

High School:

Fireplaces: **0**

Approx. Acres: **0.11 (4,800 SqFt)**

Approx. Street Frontage:

Handicap Access/Features:

Accessory Dwelling Unit: **No**

Directions: **Rte 139 to Brant Rock To 116 Island street**

A thoughtfully updated coastal Colonial that blends timeless New England charm with relaxed seaside living. Just moments from the shoreline with ocean views and an easy walk to the beach, this sun filled home offers a warm and inviting layout ideal for both everyday living and entertaining. Hardwood floors, skylights, and refined details flow through the main living spaces. The kitchen features stone counters and stainless steel appliances and opens to the dining area with French doors leading outside. Upstairs, three bedrooms offer flexible living, including a private primary retreat and a bedroom with its own full bath and exterior access, ideal for guests. The spa inspired main bath includes a steam shower, soaking tub, and double vanity. Additional highlights include a main level half bath, laundry, an attached heated garage, and outdoor living with a deck, patio, and hot tub. Close to local dining and coastal trails, this home captures effortless year round coastal living!

Property Information

Approx. Living Area Total: **1,756 SqFt**

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

Living Area Source: **Public Record**

Approx. Above Grade: **0 SqFt**

Approx. Below Grade:

Living Area Disclosures:

Heat Zones: **3 Forced Air, Hot Water Baseboard, Gas**

Cool Zones: **0 None**

Parking Spaces: **3 Off-Street**

Garage Spaces: **1 Attached, Garage Door Opener, Heated, Work Area, Side Entry, Insulated**

Disclosures:

Room Levels, Dimensions and Features

Room	Level	Size	Features
Living Room:	1	17.6X14.2	Skylight, Flooring - Hardwood, Window(s) - Picture, Recessed Lighting, Ceiling - Half-Vaulted
Dining Room:	1	14.2X8.7	Ceiling - Beamed, Flooring - Hardwood, French Doors, Deck - Exterior, Exterior Access, Recessed Lighting, Tray Ceiling
Kitchen:	1	21.9X8.11	Flooring - Hardwood, Countertops - Stone/Granite/Solid, Kitchen Island, Recessed Lighting, Stainless Steel Appliances, Gas Stove
Main Bedroom:	2	17.6X12.5	Ceiling Fan(s), Closet, Flooring - Wall to Wall Carpet, Window Seat
Bedroom 2:	2	9.7X8.7	Closet, Flooring - Wall to Wall Carpet
Bedroom 3:	2	17.4X11.9	Bathroom - Full, Ceiling Fan(s), Closet, Flooring - Laminate, Attic Access, Exterior Access
Bath 1:	2	15.5X8.7	Bathroom - Full, Bathroom - Double Vanity/Sink, Bathroom - Tiled With Shower Stall, Bathroom - Tiled With Tub, Skylight, Ceiling - Vaulted, Flooring - Stone/Ceramic Tile, Countertops - Stone/Granite/Solid, Double Vanity, Steam / Sauna
Bath 2:	2	10.7X6.11	Bathroom - Full, Bathroom - Tiled With Shower Stall, Bathroom - Tiled With Tub, Flooring - Stone/Ceramic Tile
Bath 3:	1	8.8X2.9	Bathroom - Half, Flooring - Hardwood
Laundry:		8.7X8.3	Closet/Cabinets - Custom Built, Dryer Hookup - Electric, Recessed Lighting, Washer Hookup
Foyer:	1	7X6	Flooring - Hardwood

Features

Appliances: **Range, Dishwasher, Disposal, Microwave, Refrigerator, Washer, Dryer**
 Basement: **Yes Partial, Crawl, Sump Pump, Concrete Floor, Exterior Access**
 Beach: **Yes Ocean, Walk to**

Other Property Info

Disclosure Declaration: **Yes**
 Exclusions:
 Home Own Assn:
 Lead Paint: **None**

Beach - Miles to: **1/10 to 3/10**
Construction: **Frame**
Electric: **100 Amps**
Energy Features: **Insulated Windows, Insulated Doors**
Exterior: **Vinyl**
Exterior Features: **Deck, Patio, Gutters, Hot Tub/Spa, Sprinkler System, Screens**
Flooring: **Plywood, Tile, Vinyl, Wall to Wall Carpet, Marble**
Foundation Size:
Foundation Description: **Poured Concrete**
Hot Water: **Natural Gas**
Insulation: **Full**
Interior Features: **Cable Available, Sauna/Steam/Hot Tub, French Doors**
Lot Description: **Corner, Level**
Road Type: **Public, Paved**
Roof Material: **Asphalt/Fiberglass Shingles**
Sewer Utilities: **City/Town Sewer**
Water Utilities: **City/Town Water**
Waterfront: **No**
Water View: **Yes Ocean**

UFFI: Warranty Features:
Year Built: **1920** Source: **Public Record**
Year Built Description: **Actual, Renovated Since**
Year Round: **Yes**
Short Sale w/Lndr. App. Req: **Unknown**
Lender Owned: **No**

Tax Information

Pin #:
Assessed: **\$673,400**
Tax: **\$6,667** Tax Year: **2025**
Book: **50957** Page: **140**
Cert:
Zoning Code: **R-3**
Map: Block: Lot:

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Market History for 116 Island St, Marshfield, MA 02020-4009

MLS #	Date		DOM	DTO	Price
73475041	2/6/2026	Listed as Coming Soon for \$749,999			\$749,999
NEW	2/9/2026	Status Changed to: New		0	
Market History for Office Id: AC2249			1		
Market History for this property			1		

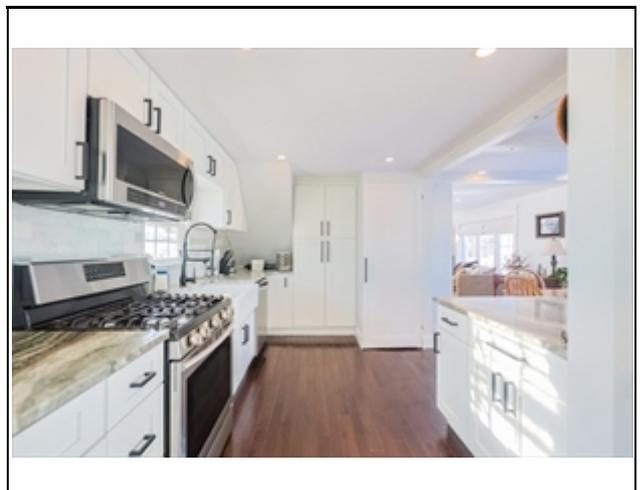
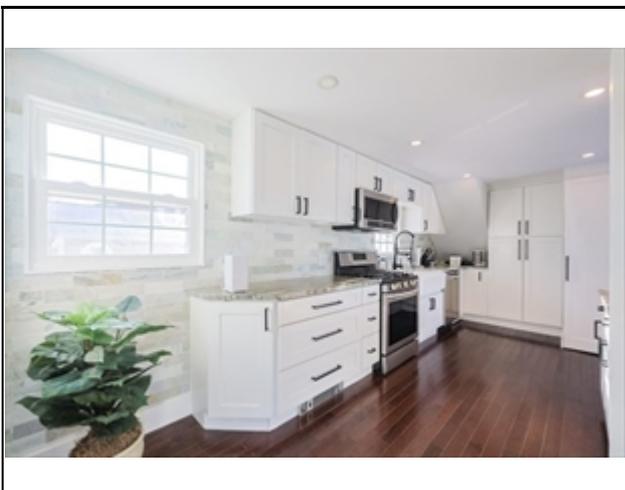
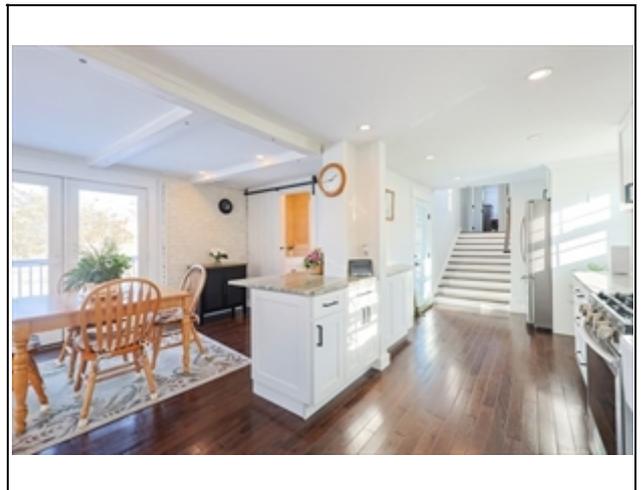
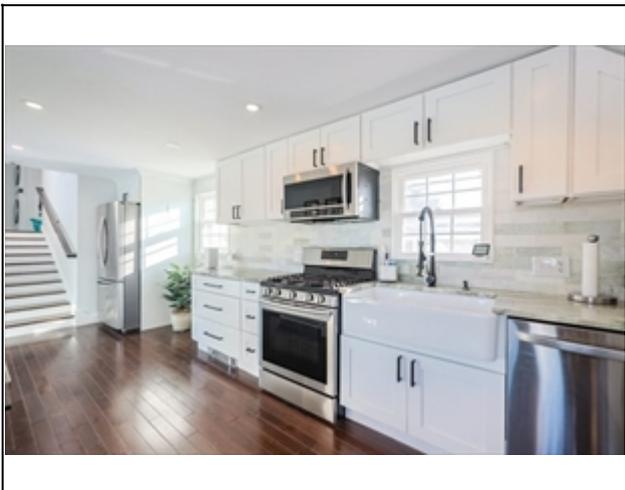
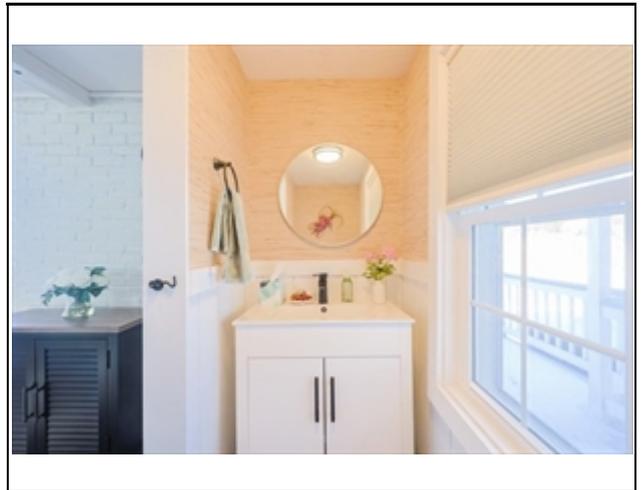
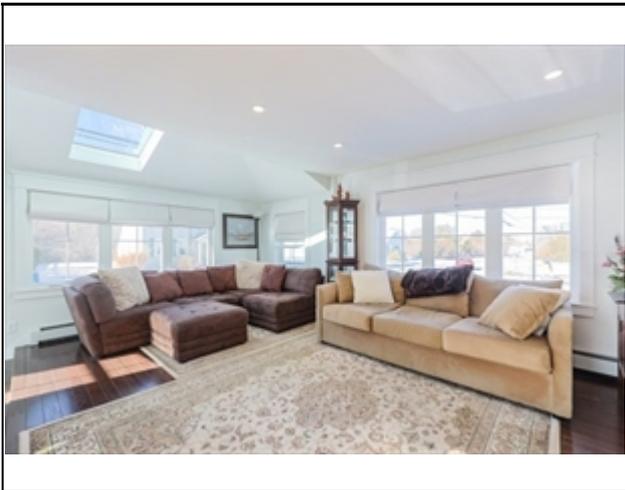
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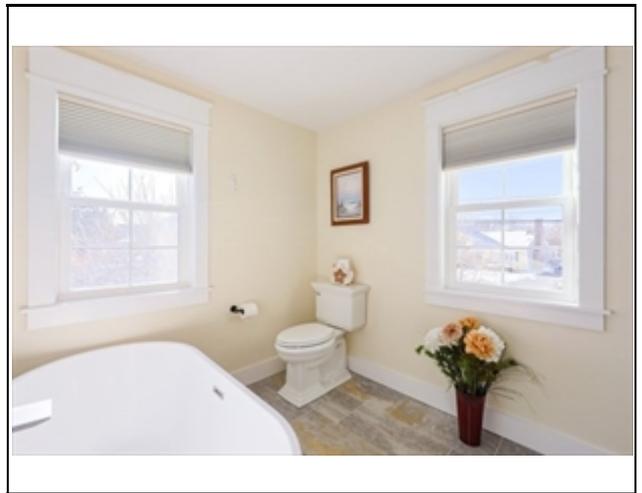
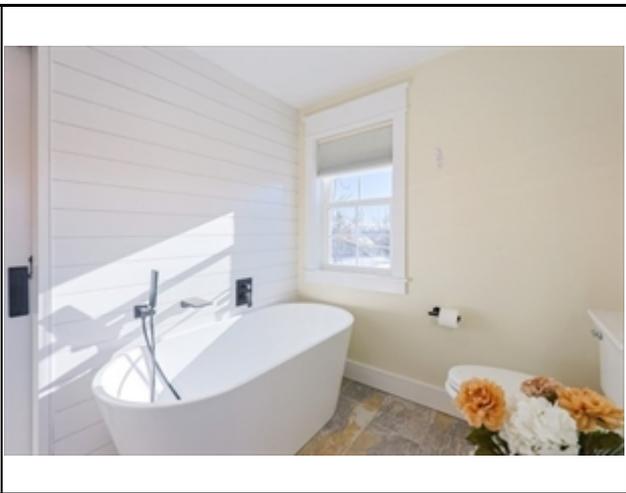
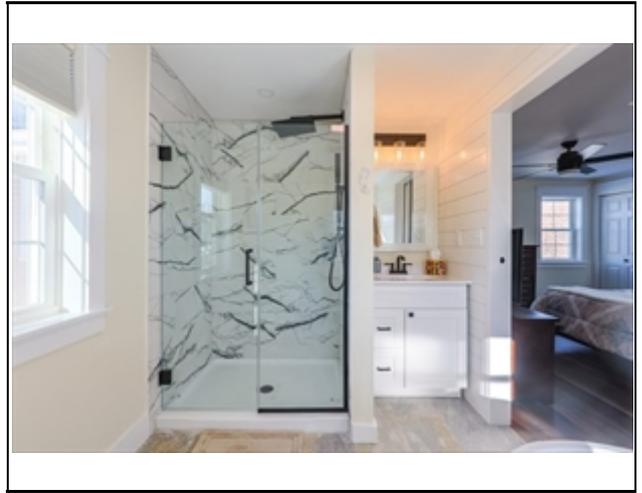
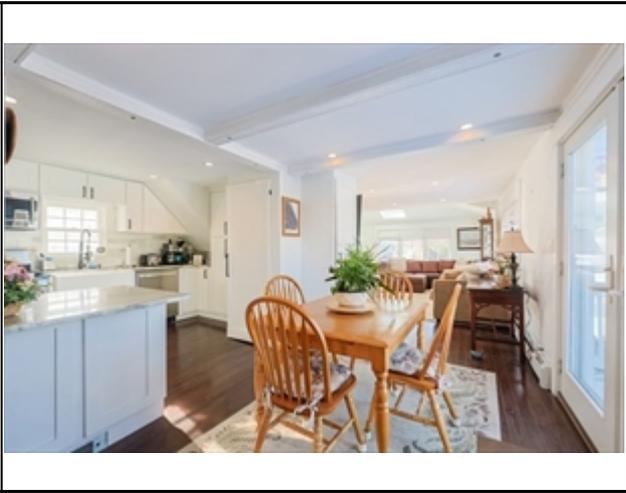
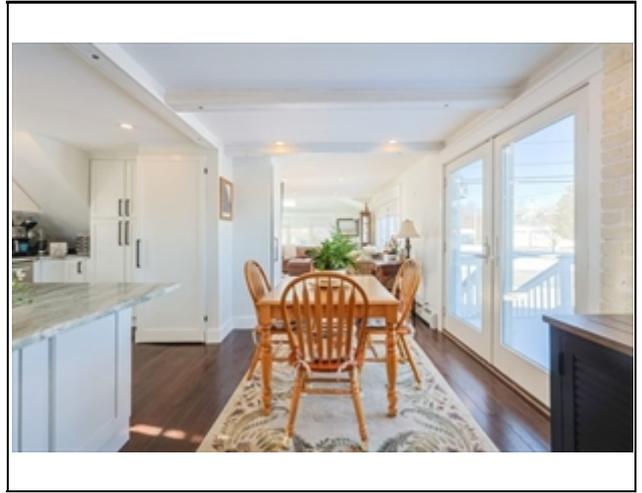
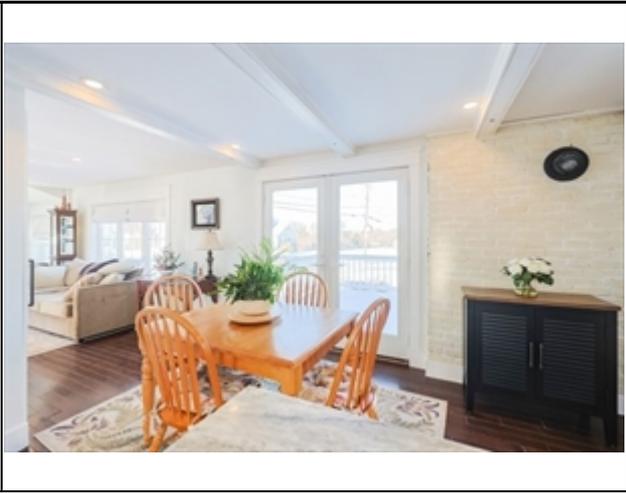
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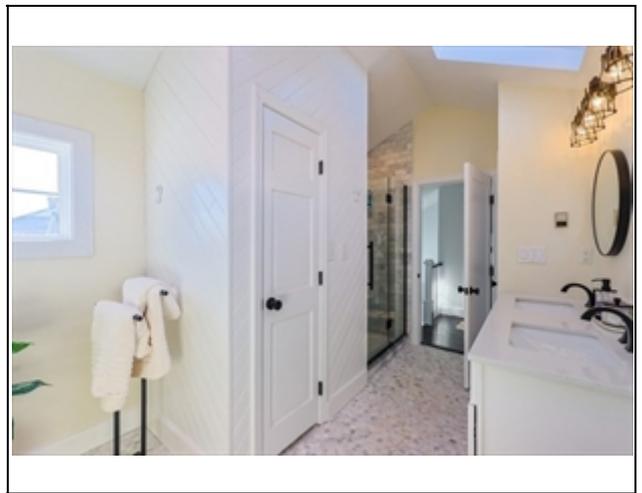
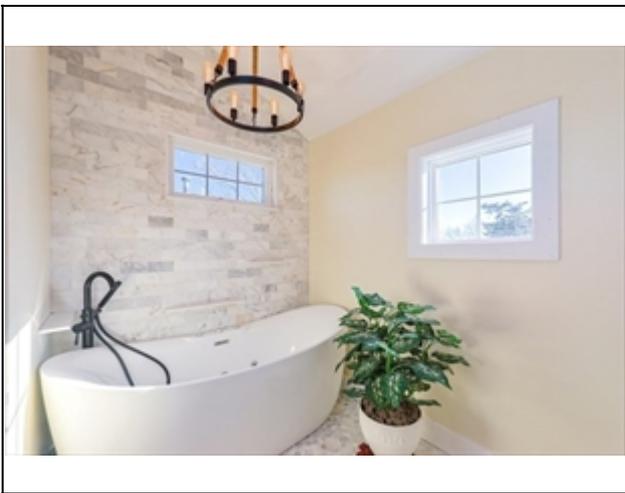
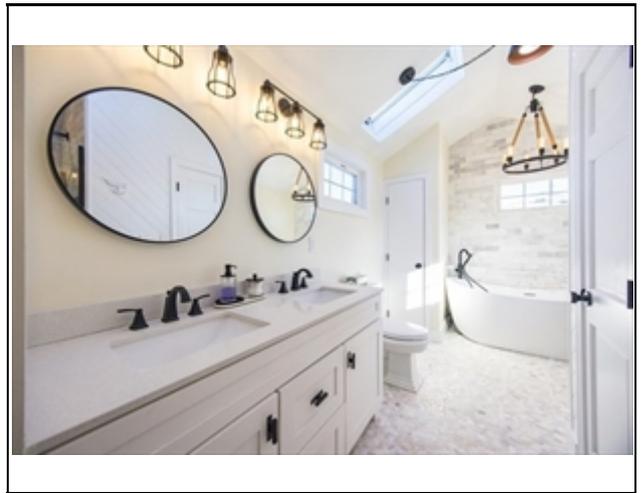
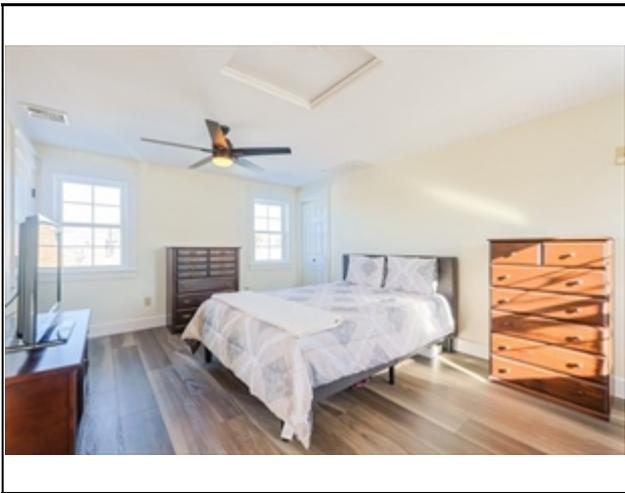
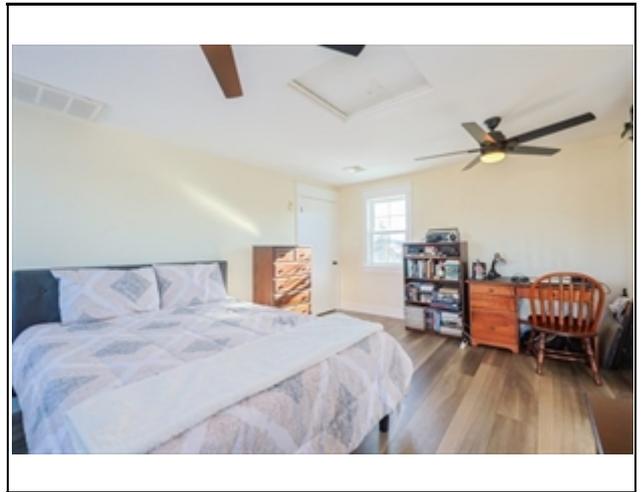
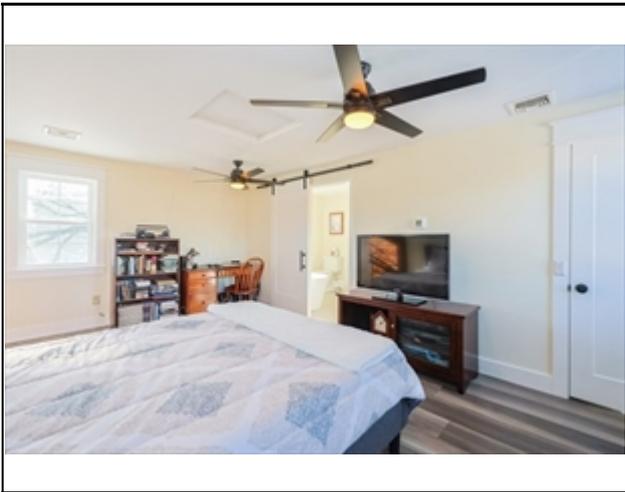
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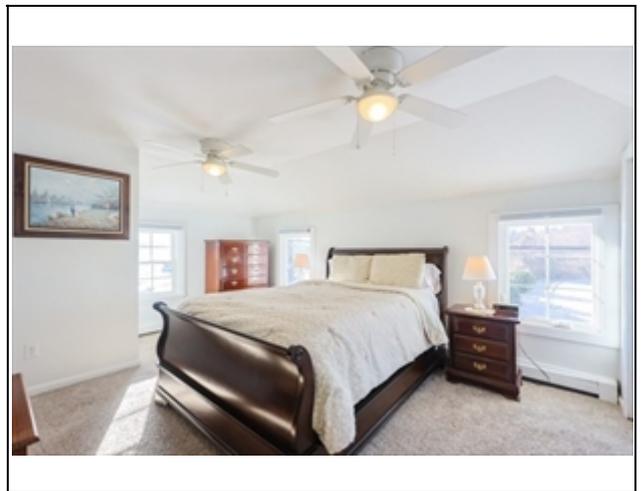
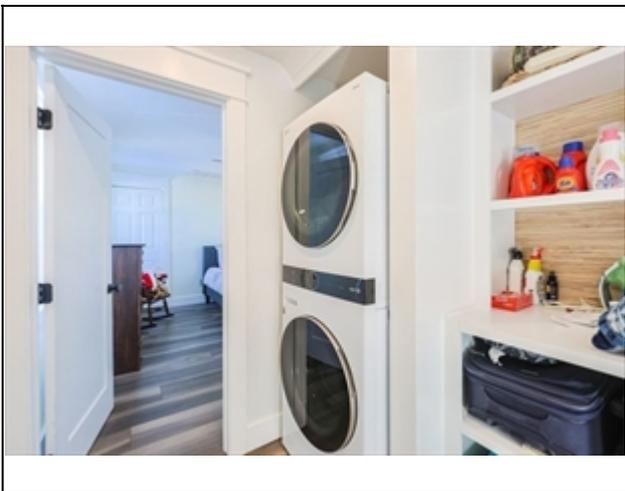
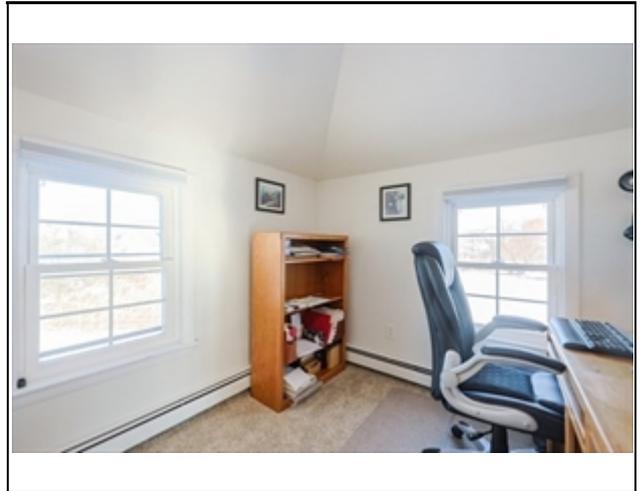
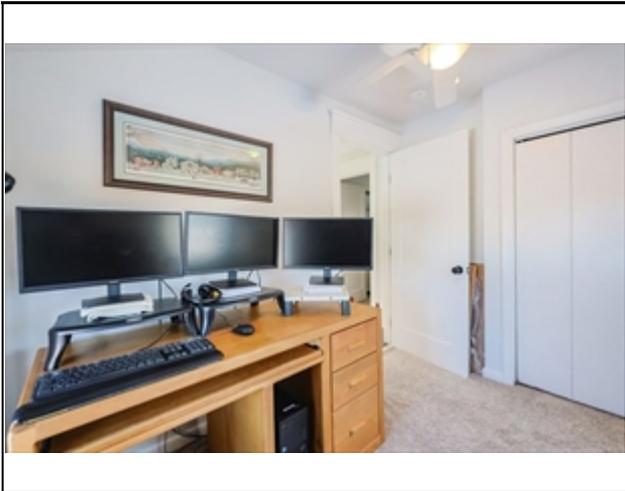
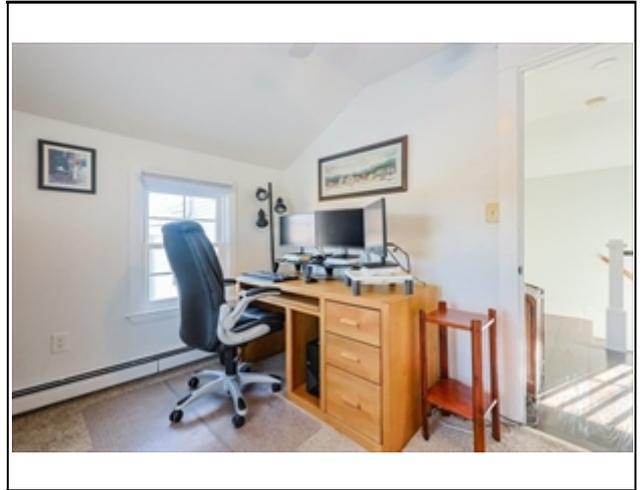
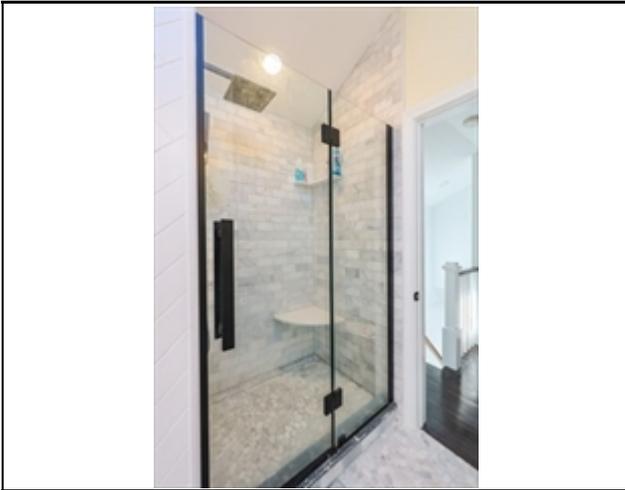






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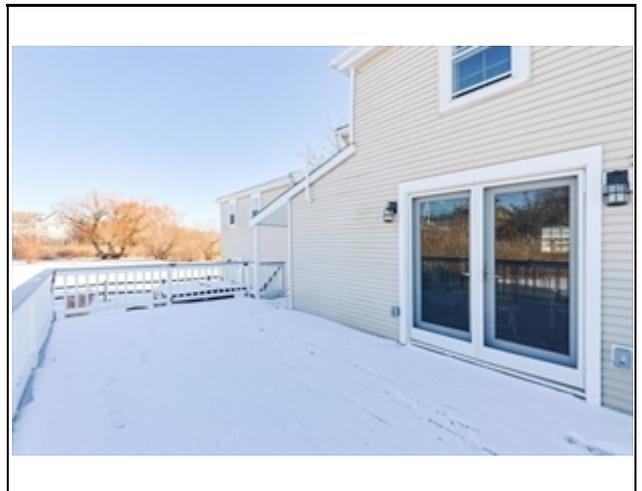
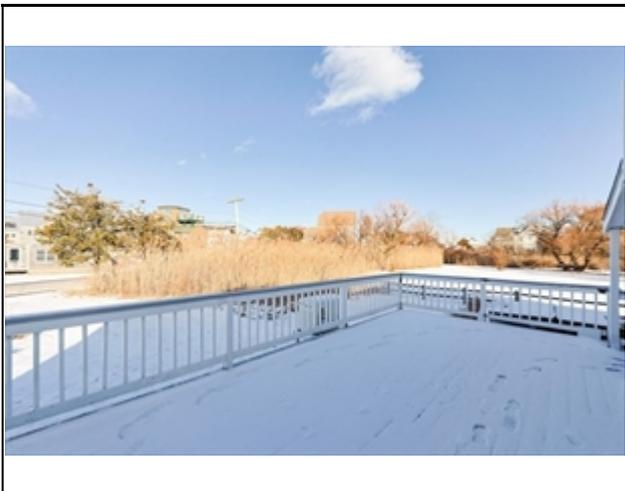
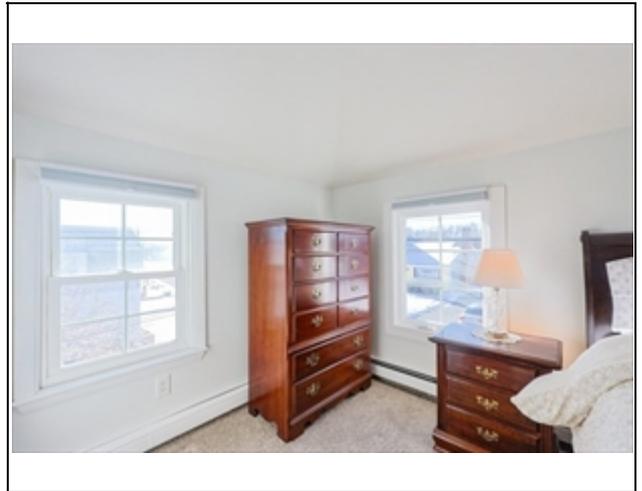
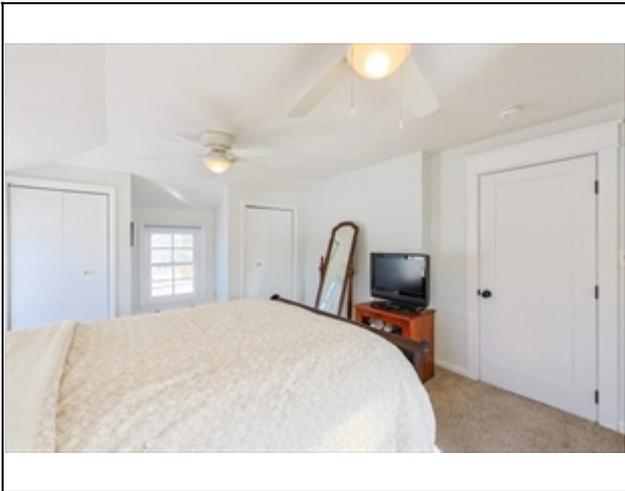
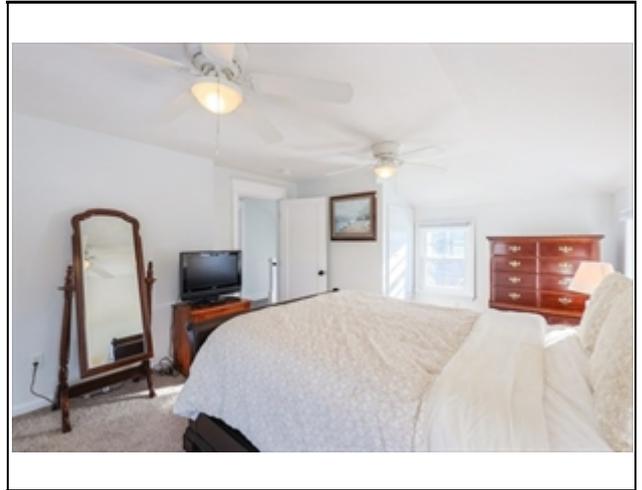
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