6 Willard Street, Cambridge, MA 02138

Property Fact Sheet · As of October 18, 2026

PROPERTY

Type	Single-family, detached; 3 stories plus finished lower level
Historic name	Winthrop Scudder House
Built	1904 (Cambridge building permit no. 10487, Apr 27, 1904). Assessor and MLS records list 1916.
Architect	E. W. A. (Ernesto) Machado
Original owner	Winthrop Saltonstall Scudder (Harvard 1870)
Style / construction	Federal Revival (Cambridge Historical Commission); frame construction, clapboard exterior
Living area	5,730 sq ft total, incl. finished lower level; 4,511 sq ft above grade
Rooms	14 rooms; 6 bedrooms (5 above grade, 1 lower level)
Baths	6 full, 1 half
Fireplaces	3, incl. 1st-floor family room and primary bedroom
Ceiling height	2nd and 3rd floors avg. 8′6″; lower level avg. 7′8″
Lot	7,000 sq ft; 70′ × 100′, rectangular, level
Parcel	Cambridge Map-Lot 219-23
Zoning	Residence A-2
Historic district	Old Cambridge Historic District (exterior under Historical Commission jurisdiction)
Flood zone	FEMA Zone X
Parking	Single-car garage (built 2023, replaced carport); driveway
Outdoor space	Covered porch 34′ × 8′; 2nd-floor wraparound deck (51′ × 7′4″ and 9′6″ × 19′); front balcony; heated back patio; Trex deck; lawn

LOCATION

Street	Willard St, between Brattle St and Mount Auburn St; laid out 1903 as a residential street
Nearby	Longfellow Park, Hawthorne St; Riverbend Park; Cambridge Tennis Club and Cambridge Skating Club
Harvard Square	Walking distance

AVAILABILITY

Move-in	As early as January 1, 2027

SYSTEMS

Heating	Whole-house hydronic system, natural gas; 4 zones; heated floors in all bathrooms (timers and thermostats)
Cooling	Whole-house multi-zone high-efficiency central A/C
Climate controls	Honeywell Resideo smart controls, app-controlled
Hot water	Gas water heater; instant hot water at both wet bars
Solar	Approx. 11.5 kW DC rooftop array, front and rear roof faces; Enphase microinverters; net-metered
Battery backup	Two Tesla Powerwall 2 (approx. 27 kWh total) with Tesla Backup Gateway; whole-home backup
Electrical	SPAN smart electrical panels
Internet	Dual internet connections with automatic failover; Starlink backup
Network	Enterprise HP Aruba Wi-Fi 6, multiple access points, whole-house; Firewalla firewall
Lighting	Whole-house Lutron control, Sunnata keypads, programmed scenes and timers, app-controlled
Shades	Hunter Douglas PowerView motorized roller shades on all windows
Security	Smart alarm system, smartphone control
Water	Reverse-osmosis drinking water: kitchen, wet bar, media-room bar
Snow	Heated snowmelt hardscape: front, side and back
Irrigation	Lawn irrigation system (2025)
Utilities	Public water and sewer; natural gas; Eversource electric

APPROVALS AND RECORDS

Garage	Board of Zoning Appeal Case 173890 (2022) and Historical Commission approval
Fence and gates	Historical Commission approval, 2024
Rooftop solar	Historical Commission certificate, Nov 2024; Eversource net-metering interconnection, Jul 2025
Status	All Historical Commission approvals and construction complete
On request	Permits and approvals; solar plan set and interconnection approval; floor plans; equipment manuals and warranties

Sources: Cambridge building permit and Historical Commission records; MLS 73044062 (2022–23); 2023 appraisal and floor plans; owner records. Information is believed accurate but not guaranteed; buyers should verify all details. Rooms by floor and work history on page 2.

6 Willard Street: Rooms by Floor and Work History

Dimensions approximate, from 2023 floor plans (predate the garage and post-2023 changes)

ROOMS BY FLOOR

First Floor		
Foyer, curved staircase (3-story stair hall)		12′1″ × 16′0″
Living room		13′10″ × 12′4″
Dining room		13′10″ × 13′10″
Butler’s pantry	Pocket door to mudroom	6′0″ × 10′4″
Eat-in kitchen	Island, bay window, RO water	18′4″ × 26′7″
Wet bar	RO and instant hot water	7′6″ × 9′6″
Family room	Fireplace, built-ins, porch access	23′4″ × 18′2″
Mudroom	Custom cabinet	6′0″ × 6′1″
Half bath		5′4″ × 5′4″
Covered porch		34′0″ × 8′0″
Second Floor (avg. ceiling 8′6″)		
Primary bedroom	Fireplace, deck access	18′2″ × 14′1″
Primary walk-in closets (2)		10′8″ × 6′6″; 7′2″ × 6′0″
Primary bath	Double vanity, soaking tub, shower	10′8″ × 7′6″ + 10′8″ × 8′10″
Bedroom	En-suite bath (tub), walk-in closet	13′10″ × 13′0″
Bedroom	En-suite bath (shower)	13′10″ × 11′6″
Hall	Front balcony	12′1″ × 17′1″
Laundry		
Deck (wraparound)		51′0″ × 7′4″; 9′6″ × 19′0″

Third Floor (avg. ceiling 8′6″)		
Family room		13′9″ × 20′6″
Office / study	Samsung smart TV	14′3″ × 9′2″
Bedroom	En-suite bath (shower)	14′3″ × 12′8″
Bedroom	En-suite bath (shower), walk-in closet	13′10″ × 12′0″
Laundry		8′3″ × 5′6″
Lower Level (avg. ceiling 7′8″)		
Guest bedroom	Exterior stair to yard	12′0″ × 14′10″
Full bath	Shower	9′0″ × 7′0″
Media room	85″ 8K TV, surround sound, wet bar	24′0″ × 13′7″
Playroom / family room		18′8″ × 16′0″
Exercise room		12′0″ × 13′6″
Utility (2), storage		5′6″ × 16′6″; 7′8″ × 5′6″
Garage (2023)		
Single-car garage	Opener, organization system, finished floor	

2022 RENOVATION (PRIOR OWNER)

- Full interior renovation; finished lower level (bedroom, full bath, media room, playroom, exercise room)
- Kitchen: eat-in, 27′, island, marble countertops, custom millwork, bay window
- Whole-house multi-zone central A/C; whole-house hydronic heating; heated bathroom floors
- Primary suite: fireplace, two walk-in closets, four-piece bath with double vanity and soaking tub
- Custom cabinetry in kitchen and all baths; custom millwork; marble and tile baths

CONVEYS WITH THE HOUSE

Included	All electronics, incl. TVs, surround sound, smart mirror, Lutron, PowerView, Resideo, alarm, network equipment, solar, Powerwalls, Backup Gateway, SPAN panels, garage door opener

IMPROVEMENTS SINCE 2023 (CURRENT OWNER)

Exterior	New single-car garage (auto opener, organization system, finished floor); architectural fence with main and secondary gates and built-in mailbox; heated snowmelt hardscape; rebuilt back patio with heated flooring; Trex deck; concealed bulkhead
Grounds	New landscaping (front plantings, boxwood hedges in back); new sod lawn; irrigation
Energy	11.5 kW solar array with Tesla battery backup; SPAN smart electrical panels
Technology	Lutron lighting; PowerView shades; enterprise Wi-Fi; dual internet with Starlink backup; smart alarm; smart zoned A/C controls
Interior	New architectural staircase; pocket door (butler’s pantry to mudroom), glass-panel door (foyer to kitchen), French doors (kitchen to wet bar and family room); custom cabinetry and stone countertops incl. mudroom cabinet; finish carpentry; interior paint; dining-room light fixture; new mirrors incl. 1st-floor smart mirror; new door and cabinet hardware; electrical, plumbing and HVAC upgrades
Bars and media	New lower-level wet bar with refrigerator; RO water and instant hot water at both bars; RO water in kitchen; 85″ Samsung Neo QLED 8K TV and surround sound in media room; Samsung smart TV in 3rd-floor study