A PATTERN BOOK OF BOSTON HOUSES
NEIGHBORHOODS WITH THE HIGHEST NUMBER OF VACANT CITY-OWNED LOTS COMPRIS THE BULK OF THE STUDY AREA.
TWO FAMILY

THREE DECKER

SIX FAMILY

ROW HOUSE
Boston Housing Patterns--Two Family

PITCHED ROOF
- OVERHANG
- DECORATIVE MOLDING
- UNDER BAYES

WINDOWS
- DOUBLE HUNG

BAY AND PORCH
- ONE OR TWO STORIES
- ATTACHED TO FACADE
- MANY VARIATIONS

SKYLIGHT
- USUALLY WOOD SIDING

BASE
- STONE OR BRICK

STEPS
- STONE, BRICK, WOOD, OR CONCRETE
- MAY NOT HAVE RAIL

PITCHED ROOF
- DEEP OVERHANG
- DECORATIVE MOLDING
- UNDER BAYES AND AT BASE OF ROOF EAP
- MAY BE TILED

WINDOWS
- DOUBLE HUNG
- DECORATIVE VARIETIES

BAY
- SINGLE OR DOUBLE UNDER OVERHANG, SOME FLAT

PORCH
- ONE OR TWO STORIES
- MANY VARIETIES

BASE
- STONE OR BRICK
- UNDER PORCH MAY HAVE LATTICE PANEL

STEPS
- WOOD MOST FREQUENT
Porch and Stair Details

Corner/Roof Details

Door and Window Details

13  Two Family  Gable Front: Details
GABLE FRONT: EXAMPLES
Boston Housing Patterns—Three Decker

21 THREE DECKER

WINDOWS
- May always double hung.
- May hang from moulding band (as shown) or float free on skin.
- Shall fixed stained glass patterned windows frequently occur at sides and in dining rooms.

DECORATIVE BUILDING
- Many varieties and configurations.
- May wrap around entire building, appear on front only, or be absent.

PORCH
- Many varieties and configurations.
- May engage cornice or may end at third floor.
- Few 3-deckers are without.

SIDES
- Always present.
- May be wood, stone, brick, or concrete.

CONSTRUCT
- Present on all sides of building, but is usually more elaborate at front.
- Bay window may also be topped with a pitched hip, or other type of roof.

BAY
- Usually 3-sided, but may be bowed. One or two bays may appear on front, and sometimes on side. Some sash may have flat, bayless fronts.

SKIN
- Usually wood clapboard, shingle, or concrete. Many have been refaced with vinyl, aluminum, or other materials.

BASE
- Usually stone or brick.
- Base under porch may have lattice panels.
- Always present.
SINGLE BAY NARROW: EXAMPLES

THREE DECKER
Boston Housing Patterns—Three Decker

Flat Front Narrow: Characteristics

Three Decker 30
FLAT FRONT NARROW: EXAMPLES
Boston Housing Patterns—Three-Decker

Front Elevation

Side Elevation

Street Plan

Plan

Street Elevation

Double Bay Wide: Characteristics

Three Decker
PORCH AND STAIR DETAILS

CORNICE DETAILS

DOOR AND WINDOW DETAILS

35 THREE DECKER

DOUBLE BAY WIDE: DETAILS
Boston Housing Patterns—Three Decker

Front Elevation

Side Elevation

Lot Line

Rear Porch

Drive Way

Front Porch

Entry Stair

Entry Hall

Plan

Street Plan

Street Elevation

Flat Front Wide: Characteristics

Three Decker
Boston Housing Patterns—Three Decker

Porch and Stair Details

Cornice Details

Door and Window Details

39 Three Decker

Flat Front Wide: Details
COURTYARD around building but may be more elaborate at front.

PORCHES

- Always paired
- Many varieties
- Rail is usually solid
- Each may have its own entry stair, or they may share one in the center.

FLYING

- Double hung
- Often clustered into three

DEORATIVE MOLDING

- May wrap entire building or be absent

STEPS

- Always present
- May be stone, brick, concrete, or wood

BASE

- May be stone, brick or lattice panel at porch

CORNICE

- May occur at front only
- Usually stone, sometimes wood

FAÇADE

- Usually brick, red or yellow
- May have decorative stone bands
- Sometimes wood

WINDOWS

- Double hung
- Often paired
- Will frequently have stone sills and sash

ENTRY

- Single or paired

STEPS

- Brick or concrete or stone

BAYS

- 3-sided or bowed
STREET PLAN

STREET ELEVATIONS

55 ROWHOUSE CHARACTERISTICS