

8566 396 Hobart Ave., S.H.

76,900
~~\$82,500~~

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\$82,500 76,900

Bet: Hobart Gap Rd & West Rd/Plt 34. Mtge w/City Federal
Lot 105x165x105x134.30 Lot 3405 Bl 2.S&L.Eliz.All Cash
Contemp SPL 9 yrs, frame & Brk, comp rf, full No Prep P.
ins, all comb ss, 220 Volt Serv, HW flrs, wea wind & drs.
1st-4-ch, lr, dr, libr w/fp, brk area, kit lav, laund,
2nd-3-3 brs, 2 t.baths, M.w/s.o.tub, o.w.stall /patio.
3rd-Attic-Bessler stairs
Grd-rec rm w/sub flooring, out ent
Bsmt-copper w.p.

FA: Gas ann. cost \$350.

/cular paved drive

2-car garage att w/light, elec drs, (garage extra lrg) cir-

OL-20. B-40. '72 Tax Rate 3.89 Taxes \$2334.

Poss: Jan 1, '73 or 30 days. Cedar closet, Perm Wt Soft
in baset. Fire & Burglar alarm. M.bath also comb. dress.

m. Picture window rec rm. House complete w/w carpet
Marastan except libr. stairway carpet sensitized. w/w

carpet, drapes, curtains incl. Refrig & washer-dryer

nego. Heavy duty wall a/c in M.bedrm & LR incl. CORP

RULING APPLIES. CALL L.R. FOR ALL APPTS. TO SHOW because
of burglar alarm. Key w/L.R.Glenwood GS., Milbrn Jr & HS,
St Rose paro. Bus 70, 72, S.H.RR Sta. Subject to Errors and

LR:PJC 379-7484 12-36-72 (6-60-40 o/a/a.)

Owner: Thomas C. & Ada C. Pitney, prem 379-6188. Bus

Arthur Young & Co., 277 Park Ave., N.Y. 10017. 212-922-

3190

SPL 396 Hobart Ave. S.H. 8-2-2-Lav. 3 brs. \$82,500 76,900

2/5/73 Contract - Cartwright

11/20/72 Open for inspec. 11/21 1-3

11/24/72 Expiration date should be 5/10/73

12/11/72 Owner leaving Jan. 1. Must sell. House is 9 yrs. old but better than new. A good purchase may be made by the right party.

12/15/72 Reduced to \$76,900.

\$74,000.

12/22/72 Owner leaving state. Will accept any offer over/