



12327 61 Mohawk Rd., S. H.

\$169,000

1.

Bet: Farbrook & Tioga

Lot 113x170 Lot 9 Blk 3802

Ranch-10 yrs, frame & brick, hw/flrs, comp.rf, full ins, all comb. scrs/ss, 220 VS, blt-in vacuum system

1st-6-ch w/slate flr, 38x15 lr w/fp, dr, ultra mod. kit w/brk. area, 3 bedrms, M.w/dressing rm, 2 t.baths M.w/stall & tub, O.w/s.o.t., lav.

Grd-2-fam. rm. w/raised hearth fp, bedrm, 2 baths, lrge. storage area, out ent, copper w. p.

FA: Gas, central A/C'd (2 zone heating) ✓

2-car att. garage w/heat, light & elec. eye door, paved drive.

L-24.4 B-55.6 '74 Rate 4.10 Taxes \$3280. Poss: 9/74 or 60 days. Key w/LR. Beautiful home in move-in condition w/20x40 kidney shaped pool-completely shrubbed for privacy. Deck across rear of house overlooking pool.

Underground sprinklers in front. Incl: All w/w carpeting, all fixtures except ch & pool table fixtures, dble bar-beque, fire & burglar system. Nego: washer, dryer, re-frig. Deerfield GS, Mlbrn. Jr. & High, St. Rose of Lima Paro. Bus-77. Mlbrn or SH RR. Subject to errors & omissions

LR: RGS 379-5200 70020004/110019004 (6-60-40-o-a-a)

Owner: Seymour & Rose Ainbinder, Prem. 467-1126

R: 61 Mohawk Rd., S. H. 8-4-2-lav. 4 brs. \$169,000

K

12/74 Sold - 150,000

7/22/74 Open for inspec. 7/23 10-12:30 If owner not home
L.R. must accompany.

8/7/74 Assumable mtg. w/Chase Manhattan for \$70,000 @ 7%.

9/26/74 7% assumable mtg. on bal. of \$70,000. This beautiful
ranch w/pool must be sold.