

ML# TWN ADD
51045 MIL 96-98 MILLBURN AVE

CLS LPR
CAB 1950000



K
POSS:60 TYP: DIM:127X337 IRR
L/B:L8 B409 ASMT L\$128400 B\$696600 R\$ 2.72
ZON:COM USE:MEDICAL OFFICES YR:86 TX\$ 2244
CONST: BRICK APT:00 HTP: HFL:ELE TUN: 5
FL S O A R OT RM BR BA RENT EXP PD BY
01 1 00 00 03 0000 WAT\$ MAIN\$
02 4 00 00 06 0000 HEA\$ MGT\$
00 00 00 00 0000 GAS\$ PAY\$
00 00 00 00 0000 ELE\$ LIC\$
00 00 00 00 0000 INS\$ TAX\$ 2244
GOI\$ 166020 TOE\$ 56426 NOI\$ 109594
BUSINESS GOI\$ TOE\$ NOI\$
REM:4YR OLD BRK 10,000 SQ FT OFF BLDG UTIL PRO-
RATED LEASE RENEWALS 1987-46 PARKING SP SEE LR
FOR LEASE DETAILS & RENTS MODERN DECOR CAC
ALL NEGO LR MICKI ROSENBLUM 379-3767

EXD:04/03/87 LID:10/03/86 KEY:763-2900 TO SHOW
OWN:MANOOCHER FATEH MD SOROSH ROSHAN MD
SHOW:10-4 T TH FRI 10-1 M&W NO WKEND SHOWING
BRK# 155 P:379-1661 AGT# 2466 CB:2.5% - \$50

MIL 96-98 Millburn Ave com. 195,000

R6413 96-98 Millburn Ave., Mlbrn. \$16.00 sq.ft. Office

960/mo?

Rental-No photo

R6413 96-98 Millburn Ave., Mlbrn. \$16.00 sq.ft. Office
Poss. end of January

Brand new building - not yet partitioned
\$16.00 per square foot. Includes partitioning,
painting and carpet. Also includes: Janitorial
services.

Tenants are to pay a proportioned amount of the
utilities (electricity; heat and central air cond.)

Owners will accept a 3 to 5 year lease.

1st flr. approx. 700 sq. footage available.

2nd flr. 2400 sq.ft. available.

Great medical professional office!

Subject to errors & omissions.

relisted

LR:L&P 467-8050 1007002/4007002 (CB 2½% of gross
Owner: M. Fateh & S. Roshan, c/o L.R. leases)

Office 96-98 Millburn Ave., Mlbrn. \$16.00 sq. ft.