

ML# TWN ADD
55823 MIL 175 MILLBURN AVE

CLS LPR
CAB 410000



POSS:IMMED TYP:S&A DIM:54X120
L/B:L15 B312 ASMT L\$ 69900 B\$ 21100 R\$ 2.69
ZON:COM USE:COM YR:87 TX\$ 2448
CONST:ALUM APT:01 HTP:ST HFL:OIL TUN: 2
FL S O A R OT RM BR BA RENT EXP PD BY
01 1 03 00 01 0898 WAT\$ 100 MAIN\$
02 1 04 02 01 0000 HEA\$ 699 MGT\$
00 00 00 00 0000 GAS\$ PAY\$
00 00 00 00 0000 ELE\$ LIC\$
00 00 00 00 0000 INS\$ TAX\$ 2448
GOI\$ 11616 TOE\$ 3246 NOI\$ 8370
BUSINESS GOI\$ TOE\$ NOI\$
REM:BEAUTY PARLOR SPACIOUS BRIGHT PARK 10-12 CAR
COMMON DR MIL AVE +ENT LOCUST AVE ALUM SID DRIVE
NEWLY PAVED APT VAC SUMP PUMP HW HEATER OVERSIZE
PRELIM NEG THRU ELSA H#464-6883

EXD:08/26/88 LID:08/26/87 KEY:YES
OWN:MARY PEDECINE
SHOW:BEAUTY SAL SUN MON ONLY APT VAC USE KEY
BRK# 165 P:376-4545 AGT# 1016 CB:3 - \$50

349,000
~~380,000~~
410,000 COM

Mil. 175 Millburn Ave.

19598 175 Millburn Ave., Mlbrn

\$75,000. Comm.
Str & Apt.



19598 175 Millburn Ave., Mlbrn
Cor. Locust Ave.

\$75,000. Comm.
F&C Str & Apt.

Lot 54x120x54 Lot 15 Blk 312 Plt 3
Comm, one apt 3½ rms, beauty parlor, 1 lav, bath
2 stories, approx. 50 yrs+, fr, parking spaces 6, full bsmt
ST: Oil New

L-40.4 B-15.2 '77 Rate 2.88 Taxes \$1601.28 /1982
1st flr-Beauty Parlor-2 lrg rms & lav, \$350 mo, 5 yr lease,
2nd flr-Apt-3½ rms & bull bath, \$190 mo/mo
Total monthly income \$540. Tenants pay water, gas, elec.
Owner pays insurance. Total annual income \$6,480. Total
annual expenses \$1875.00. Net cash return on free & clear
basis \$4605.00.

Terms of Sale: All Cash Owner will take back purchase money
mtge. Call L.R. for all appts. Subject to errors & omis-
sions.

LR:PJC 379-7484 50011007/110011007 (6-50-50-o.a.a.)
Owner: Mary Pedicene, 177 Millburn Ave., Mlbrn 379-3987

Comm. 175 Millburn Ave., Mlbrn Str & Apt. \$75,000.

5/18/77 Do not call owner. All appts. thru LR who must accomp.
8/3/77 DO NOT CALL OWNER FOR APPTS. To see 1st flr call Miss
Wendy, 376-5096-she is closed on Mondays. To see 2nd flr
tenant, Miss Barbara, 376-8763 after 5 p.m. evenings or pick
up key w/LR.