

32307 79 BOYDEN AVENUE, MAPLEWOOD



Board of Realtors of the Oranges and Maplewood

Photo by George B. Biggs, Inc.

DUNN AND HARTFORD INC.
REALTORS
Seven Highland Pl.
Maplewood, N.J. 07040
201-762-7744

NR PUBLICITY 3/18

47084 79 BOYDEN AVE., MAPLEWOOD (S) H



Board of Realtors of the Oranges and Maplewood Photo by George B. Biggs, Inc.

47084 79 BOYDEN AVE., MAPLEWOOD (S) H



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30568 79 BOYDEN AVENUE, MAPLEWOOD



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ML# TWN ADD
51067 MAP 79 BOYDEN AVENUE

CLS LPR
MUL 192500



DIM:54X107IRR L/B:L77A B35-4 POSS:60
GOI\$ TOE\$ NOI\$ TY:86 TX\$ 3725
HEAT T:ST F:OIL U#:1 GAR:2 PARK:04 TUN:2
RENT BA B L D K OT TENANT PHONE
U1:0800 1 2 1 1 1 1 MARTHA GILBY 763-8194
U2:0575 1 1 1 1 MADELYN YUCHT 762-4290
U3:0000 0 0
U4:0000 0 0
LEASE EXP SEC\$ G H E W GR CONST:FRAME STONE
U1:050187 0000 00 ANNUAL EXPENSES
U2:050187 0000 00 TAX\$ 3725 ELC\$
U3: 0000 00 HEAT\$ 70 INS\$
U4: 0000 00 WAT\$ GAS\$
ASMT L\$ 23500 B\$ 47000 R\$ 5.00 MGT\$
REM:IMMAC COND SHOWS PRIDE OF OWNERSHIP EXTERIOR
NEWLY PAINTED FIN RM IN BSMT OWNER LIC. REAL
ESTATE PERSON TENANT PAYS GAS & ELECTRIC.
EXD:04/07/87 LID:10/07/86 KEY:W/LR
OWN:JOHN AND CAROLEE JONES 762-4408
SHOW:CALL TENANTS OR LR
BRK# 57 P:762-7744 AGT# 1040 CB:2.5-\$50.E.A

10/23/86 Under Contract.

1/9/87 Selling date: 10/21/86 - \$192,500.

32307

79 Boyden Ave., Mplwd.

\$77,500

2F



32307 79 Boyden Ave., Mplwd. \$77,500 2F

Corner Elberta Rd.

Lot: 53.77x106.61x126.42x50 Lot 77A Blk 35-4

2F, fr, stone, comp. rr, all ss/scrs, 220 VS, 100 amps.

1st-5-lr w/fp, dr, kit, 2 brs, bath w/s.o.t., enc. porch,
cedar closet.

2nd-3-lr, kit, br, bath w/s.o.t.

Bsmt-fin., laund, out. ent.

ST: Oil 1 unit supplied by owner

2-car det. garage, paved drive

L-23.5 B-47.0 '81 Rate \$3.46 Taxes \$2439.30 Poss: 30

days. Lovely income residence situated ideally in
desirable area. Seller will consider holding 1st mtge.

w/50% D.P. @14% interest 5/30 yrs. Showings via owner.

1st flr: Crossman, \$460.mo/mo. 2nd flr: Posluszny,
\$330.mo/mo. Owner's annual exp: fuel approx. \$2000.Water \$100. Clinton-GS, S.O. Jr., Columbia HS, Immaculate
Heart of Mary Paro. Bus 107. Mplwd. RR Sta. Subject
to errors & omissions.

LR: SING 467-1555 100013001/10031002 (CB 3 - \$45)

Owners: Robert J. & Despina Weiss, c/o L.R., 763-7853,
Bus. #596-2111.

2F. 79 Boyden Ave., Mplwd. 8-2-2 3 brs. \$77,500.

#8236--11/9/81 SOLD.

#8274--2/11/82 Sale comp. Selling price \$72,000 Private

47139

79 Boyden Ave., Mplwd.

\$149,900

2F



47139

47139

79 Boyden Ave., Mplwd.

\$149,900

2F

Corner Elberta Rd.

Lot: 53.77x106.61x126.42x50 Lot 77A Blk 35-4

2F. Col, fr, stone, comp. rf, all ss/scrs, 220 VS.

1st-5-lr w/fp, dr, kit, 2 brs, bath w/s.o.t, enc. porch,

2nd-3-lr, eat-in kit, br, bath w/s.o.t. /cedar closet

Bsmt-finished, laund, out. ent, stge.

ST: Oil 1 unit supplied by owner

2-car det. garage, paved drive

L-23.5 B-47.0 '85 Rate \$4.48 Taxes \$3158.40 Poss:

60 days o.a.a. Key w/L.R. Lovely cond. income residence ideally located. 1st flr: Incl: dr chand, levelor blinds. Not incl: refrig, frt. dr. knocker.

2nd flr: Incl: refrig. (as is), lr rug. Not incl:

free standing kit. cab. 2 separate 40 gal. HW

heaters (approx. 3½ yrs. old). Separate gas & elec.

(outside meters). Heat \$77. mo. budget plan, water

\$168./yr. Trash pick-up \$174.84/yr. tenant pays

half. CORP. RULING APPLIES. 1st flr: owner. 2nd flr:

Reid Cox, 763-4483, \$530. incl. heat & cold water

mo/mo. Clinton GS, Mplwd. Jr., Columbia HS, Immac.

Heart of Mary Paro. Bus #107. Mplwd. RR Sta.

Subject to errors & omissions.

LR: DHD 762-7744 1008006/4009006 (CB 3 - \$50)

Owner: Loreen Breda Beck, Prem. 1st flr., 762-2571.

2F. 79 Boyden Ave., Mplwd. 8-2-2 3 brs. \$149,900.

1/23/86 Under contract

5/2/86 Selling Price 149,900

30568A 79 Boyden Ave., Mplwd

\$85,000. 2F.

79,900



See U7 32807

30568A 79 Boyden Ave., Mplwd
Cor. Elberta Rd.

\$85,000. 2F.
79,900

Lot 53.77x106.61x126.42x50 Lot 77A Blk 35-4 Plt 22
2F, fr, stone, comp rf, all ss/scrs, 220 VS, 100 amps
1st-5-lr w/fp, dr, kit, 2 brs, bath w/s.o.t., enc. porch
cedar closet

2nd-3-lr, kit, br, bath w/s.o.t.

Bsmt-finished, laund, out.ent.

ST:Oil 1 unit suppl.by owner

2-car mas.det.garage, paved drive

L-23.5 B-47.0 '81 Rate 3.46 Taxes \$2439.30 Poss:

30 days. W/w carpet on 1st flr. All appts thru owner,
to show only after 1 p.m. 1st flr tenant, Crossman, \$480
mo/mo. 2nd flr unoccupied. ³⁵⁰ Owner's annual expense:

fuel, approx. \$2,000; water \$125; insurance \$175.

Clinton GS, S.O.Jr, Columbia HS, Immaculate Heart
of Mary Paro., bus 107. Subject to errors & omissions.

LR:JLF 762-8400 70011001/100011001 (CB 3 - \$22.50)

Owners:Robert J. & Despina Weiss, 16 Ball Pl.,
Mplwd, 763-7853, Bus. 596-2111

2F 79 Boyden Ave., Mplwd 8-2-2 3 brs. \$85,000.79,900

#8213--9/10/81 Price reduced to \$79,900