

36951 23 FRANKLIN PLACE, MAPLEWOOD B



Board of Realtors of the Oranges and Maplewood

Photo by George B. Biggs, Inc.

•45082 23 Franklin Pl.,Mplwd. \$155,000 1F •



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Bet: Prospect & North Terr.

Lot: 61x115 Lot 294A Plt 14

Col,fr,comp rf,all scrs,220 VS,100 amps.

1st-4-vest,ch,lr w/fp,dr,kit,brk.nk.,lav,den/fam.rm.

2nd-3-3 brs,bath w/s.o.t.

3rd-2-2 brs,open stairs.

Bsmt-play rm.,laund,2 stge.rms.

ST:Gas

2-car det.gar.,paved drive

L-26.4 B-41.2 '85 Rate \$4.48 Taxes \$3028.48 Poss:

60 days o.a.a. Key w/L.R. Lock box. Well maintained

ch col. in impeccable cond. Newly redecorated. Newly

completed 3rd flr. fam.rm. w/skylight and 4th br.

Lovely natural doors & chair railings. Furnace 4 yrs

old. "Corporate ruling applies." Excl: fp scr & tools.

refrig,w/d. Incl: window A/C. All drapes except M.br.

which are nego. All w/w. Please leave cards.

Clinton GS, Mplwd. Jr., Columbia HS, St. Josephs Paro.

Mplwd RR Sta. Subject to errors & omissions.

LR:JMW 376-4545 70018005/10018006 (CB 3 - \$50)

Owners: Larry O. & Teresa E. Hicks,Prem.,763-7778.

ALL NEG. THRU L.R.,MARCIA AMAN,376-8956 or 697-8171.

Conv.23 Franklin Pl.,Mplwd.9-1-2-lav. 5 brs.\$155,000

8/1/85 under contract

10/85 Selling price \$163,000



36951 23 Franklin Pl., Mplwd. \$112,000 1F

Bet: Prospect & North Ter.

Lot: 61x115 Lot 294-A Plt 14

Col, fr, comp. rf, all ss/scrs, 220 VS, 100 amps.

1st-4-vest, ch, lr w/fp, dr, kit, brk.nk, lav, den.

2nd-3-3 brs, 1 bath w/s.o.t.

3rd - close strs, loft area w/skylight & br.*

Bsmt-play rm, laund, workshop, 2 stge.rms.

ST:Gas

2-car det.paved drive

L-26.4 B-41.2 '82 Rate \$3.75 Taxes \$2535.00 Poss:

Aug. 15, 1983 o.a.a. Key w/L.R. & Musky. Lovely

center hall colonial in excellent condition. Two

year old furnace, updated kit. w/separate brk.nk.

Powder rm. w/skylight.*Nearly completed third

flr. loft area w/skylight. Flagstone patio off

kit. hall. New combination storms/screens on

first floor plus new front & rear storm doors.

Attic fan. Sump pump. '82 elec. cost: \$450.

Gas \$900. (w/hot tub). Hot tub nego. W/W cptg,

kit. refig. incl. Front porch, dr, brk.nk.

SEE ADDITIONAL INFORMATION (OVER) *55*

LR:D&JB 376-5200 50031003/110030003 (CB 3 - ~~\$45~~)

Owners: A. Brook & Louise Crossan, Prem., 763-6696.

Conv.23 Franklin Pl., Mplwd. 7-1-2-lav. 3 brs. \$112,000.

.36951 23 Franklin Pl., Mplwd. \$112,000 1F .

ADDITIONAL INFORMATION:

light fixtures excl. but will be replaced. House exterior painted in '82. Call for all appts. Foyer: 5x19. Lr: 12x23. Dr: 13'10"x11'7". Kit: 8'6"x10'11". Nook: 5'4"x7'10". Den: 7'6"x13. Master: 12x21. Br: 14'10"x11. Br: 13'6"x11. 3rd flr. br: 11x12. Loft 17x12. Clinton GS, Mplwd. Jr., Columbia HS. Mplwd. RR Sta. Subject to errors & omissions.

#8480--6/27/83 Under contract.

#8513--9/1/83 Sale comp. Selling price \$104,000 Conv.



12940 23 Franklin Pl., Mplwd. \$48,500 1.

Bet: Prospect & North Terrace

Lot 61x115 Lot 294A P1 14

Col: frame, comp.rf, all comb.scrs/ss, 220 VS

1st-4-vest, ch, lr w/fp, dr, brk.nk, kit, den, lav

2nd-3-3 bedrms, bath w/s.o.t.

3rd-Attic, workshop, closed stairs

Bsmt-toi, laund, outside ent, mixed w. p. *WORKSHOP, LAU.*

Steam: Gas

2-car frame det. garage, paved drive

L-8. B-16.7 '74 Rate 6.4 Taxes \$1615.38. Poss: 3/1/75
 or arranged. Please call for all appts. The Rev. & Mrs.
 Craig Burlington @ 763-1172. If no answer, key w/LR.
 Attractive home. Window A/C's not included. Fielding
 GS, Mplwd. Jr, Columbia High, Our Lady of Sorrows
 Paro. Bus-31. Mplwd. RR Station. Subject to errors
 and omissions.

LR:GFS 376-7525 100022004/40022005 (6-60-40-o-a-a)

Owner: The Rector, Wardens & Vestrymen of St. Georges
 Church; By W. E. Runcie Treas. c/o LR

Conv. 23 Franklin Pl., Mplwd. 7-1-2-lav. 3 brs. \$48,500

#7171--10/1 31.74 Key also w/D.&H.

#7195--1/6/75 Under contract by outside broker.

#7228--3/25/75 Contingency removed. Selling price
\$47,000

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