

17912 1733-35 SPRINGFIELD AVE., MAPLEWOOD



Board of Realtors of the Oranges and Maplewood

Photo by George B. Biggs, Inc.

17912R 1733-35 Springfield Ave., Mplwd. \$103,000 Comm.



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Next to Wyman Ford Dealer Mtg'd.

Lot 50x100 Lot 116 Blk 49-10

2 stories, brk, flat rf, approx. 65 yrs, very good cond. Total Floor area 3,000, office area 1500, business zone, parking for 6 cars, site is level & dry, city water, gas, storm sew, san sew. Suitable uses: any bus-retail-ST: Oil heat.

1st-Parts store; \$200 mo., lease exp. 5/77. Jewelry store plus 2 rm & bath apt. \$300. mo. lease exp. 9/77. Accountant's office: \$250 mo., no lease.

2nd-four rms & bath @ \$175. mo., four rms & bath @ \$165 mo. four rms & bath @ \$165. mo.

Parking in rear for 6 cars. Sep. furnaces, heat supplied by tenants. Rental income: \$15,060. Taxes \$3,677. Ins. \$1596. Hall elec \$100. Water \$120. Total exp. \$5,493.00 Income \$9,567.00. DO NOT DISTURB TENANTS. PHONE JEAN HASCHENKO @ LR'S OFFICE TO SHOW. Value of apts. are \$250 ea. very easily when newly rented.

L-15.0 B-35.3 '76 rate 7.31 Taxes \$3676.93. Bus 25,70,72, 118. Parkway Exit 143. Subject to Errors & Omissions.

LR:JB 399-2000 10009006/4009007 (6½-50-50-o.a.a.)

Owners: John & Rosemarie Waskiw, 127 Underwood St., Nwk. % LR

Comm. 1733-35 Springfield Ave., Mplwd. Stores & Apts. \$103,000

#7478--11/22/76 Open to offers. Can get 2nd mtg of \$20,000 thru owner for 8-10 yrs.

Bulletin #7483

Sheet #4

Dec. 8, 1976

17912 1733-35 Springfield Ave, Mplwd. \$103,000 Comm.
Jean Haschenko, Realtor Assoc. w/Baris has key for Auto
Parts & Accounting Stores. Tenant: Mrs. Barenello, 761-4553,
1st flr right. Call before showing.

#7491--12/29/76 Under contract by Smal.

RED 4/77 Selling price \$97,500