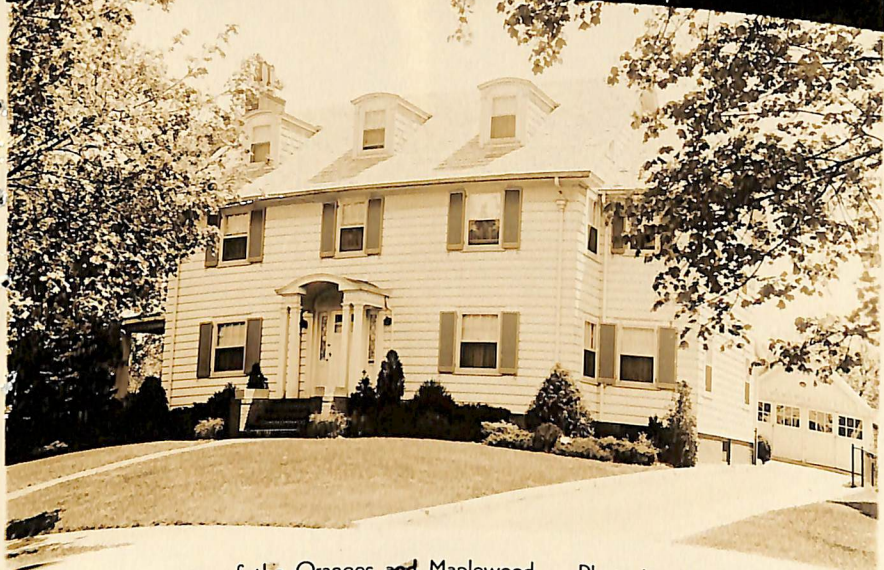


22801 405 KINGMAN RD. S.O.



265
Board of Realtors of the Oranges and Maplewood

Photo by George B. Biggs, Inc.

22807 40 S. Kingman Rd., S. O. \$26,500 1
Former #14508-new photo \$11,600 mtg. @ $4\frac{1}{2}\%$
Bet: South Orange Ave. & Sinclair Ter. \$9,000 bal. due 1964
Lot 75 x 150 \$126.32 mtg. pyts. incl.
Frame, Col., blt. 21 yrs., slate roof amort., int., taxes &
1st-4-c.h., l.r., firepl., libr., d.r., ins.
brk.nk., $\frac{1}{2}$ t.kit., open p. Prudential-F.H.A.
2nd-3-3 bedrms., 2 baths-master w/ full tile & shower over
tub; other w/ $\frac{1}{2}$ tile & tub, sitting rm. off master bedrm.
3rd-1-1 bedrm., bath, attic, closed stairs
Basement: shower, lav., toilet, laund., outside ent. Brass w. p.
Steam: Oil, 1,500 gal. tank
2-car garage, det., lighted
L.B:F.H.T.& Son, Inc. OR 3-8100 5/8/50-Exp. 11/8/50
Owner: F. Milton & Hazel W. Ludlow, prem.,
1950 Assess: Land \$3,200 1950 Rate \$5.45
Bldg. 6,600 " Taxes \$534.10
Poss. 6/15/50. Large cedar lined closet on 3rd flr. Entire
house in excellent condition. Nicely decorated. Phone for
appt. to show. Weatherstripped windows & doors. Rusco comb.

1/50 SOLD R. CONNOLLY S.P. 24,500

5/17/50 Apprvd.

• 45470 40 So.Kingman Rd.,S.O. \$144,500 1F •



• 45470 40 So.Kingman Rd.,S.O. \$144,500 1F •

Bet: Sinclair Ter. & So.Orange Ave.

Lot: 75x150x150x75 Lot 240-1 Blk 206

Col,fr,slate rf,all ss/scrs,220 VS,200 amps

1st-4-ch,1r w/fp,dr,kit,lav,scr.porch,den/fam.rm.

2nd-3½-3 brs,2 baths,M.bath w/s.o.t.,o.bath w/stall,
sitting rm or nursery off M.br.

3rd-1-1 br,bath,open strs,cedar closet,attic stge,
Bsmt-rec.rm,tof,laund,out.ent. /attic fan.

ST:Gas

2-car det.garage w/elec.eye,paved drive

L-14.6 B-33.8 '85 Rate \$8.04 Taxes \$3891.36 Poss:

30 days o.a.a. Key w/L.R. & Goldberg. Termite Policy
w/Western. Special home w/many features; all very
large rooms; private fenced yard; French doors in LR
& DR; burglar alarm system; updated baths; new wall
oven; new furnace; huge master bedroom w/sitting room;
very well maintained. Jerrerson/Marshall GS, S.O. Jr.,
Columbia HS, Lady of Sorrows Paro. Bus # 31. S.O. RR
Sta. Subject to errors & omissions.

LR:JMW 376-4545 80018005/20018006 (CB 3 - \$50)

Owner: Scott & Priscilla Sager, Prem., 762-8752.

Please note alarm instructions when using key.

ALL NEGOTIATION THRU L.R., CAROL IRONSON, HOME # 763-7981.

Conv.40 So.Kingman Rd.,S.O.8-3-2-lav.4 brs. \$144,500.

CONTRACT 9/85
SOLD 144,500 Conv.