

25982 351 N. RIDGEWOOD RD., SOUTH ORANGE



BOARD OF REALTORS

DES AND MAPLEWOOD

PHOTO BY GEORGE BIGGS, INC.

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25982 351 N.Ridgewood Rd., S. O. \$65,000 ~~55,000~~ 1  
Cor.Brookside Dr. & Forest All Cash *Price + Tolson*  
Lot 242.74 x 293.53 x irreg. (two lots) *Ridgewood \$50,000*  
Brick & Stone, French small Chateau, slate roof *one*  
1st-4-vest., c.h., l.r.-d.r.comb.w/2 Italian firepls., libr.,

firepl., snack bar, t.kit., open & sun p.  
2nd-4-4 bedrms., 3 t.baths-master w/ tub; other w/ shower over,  
tub; other w/stall & tub

3rd-2-2 md's rm., t.bath w/ shower, attic, open stairs

Basement: rec.rm., powder rm., toilet, laund.,  
outside ent. G.iron & brass w. p.

Steam: Oil, \$350 approx. ann'l cost, 3,000 gal. tank

2-car garage, att., heated, lighted

L.B:S.W.Barker SO 2-0342 8/18/52-Exp. ~~2/18/53~~ 8/4/53

Owner: Miriam Uppercu Paul, prem., SO 2-1794

1952 Assess: Land \$9,000 Lot #75 \$1,000 1952 Rate \$5.82  
Bldg. 9,000 " Taxes \$58.20" Taxes \$1,047.60

Poss. 30 days. All inspections must be by appt. w/out fail. All  
negotiations re: sale thru L.B. Property in excellent physical  
condition. Best location "Linden Lane" is known for its

8/18/52 Open for inspec 8/21 2-4

8/20/52 Reduced to \$55,000 approved

2/6/53 Renew to 8/4/53 same price. Poss. on title

2/13/53 Open for inspec. 2/16 2-4

4/27/53 Owner will sell house & 2 lots on Ridgewood Road for \$50,000 retaining the Glen prop. Price of the entire prop. is still \$55,000

5/1/53 L.B. has survey which shows that 2 lots ea having over 13,000 sq.ft. can be sold from this property to an indiv. or bldr. \$55,000 for entire property. Owner will retain Glen Property at \$5,000. Two lots should sell for \$5,000 ea. Total \$10,000 leaving house & driveway @ \$40,000 representing outstanding buy. 2 lots & house must be simultaneous deal. Contact L.B. for further info.

5/20/53 Owners away from 5/19-6/2 House can be shown every Tues & Thurs. from 9-4. Other times by appt. thru L.B.