

38703

6-8 Sloan St., S.O. \$139,000

Str/Offs



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Bet: So. Orange Ave. & 1st St.

Lot: 33.9x50 Lot 337A Blk 106

Str/Offs, brk, stucco, slate rf, 208 VS.

1st-1-frame store, lav, 1500 sq.ft., central a/c,
modern panelled. ✓

2nd-5-2 office suites, 2 lavs, 1500 sq.ft.

Bsmt-unfinished, stge, high usable

HW: Oil & Gas Central a/c 3 units sup. by tenant

No garage, no drive

L-35.9 B-51.0 '83 Rate 7.22 Taxes \$6274.18 Poss:

Immediate. Adjacent to municipal parking lot. 3000
sq.ft., 2 new gas heating units, owner financing @ 10%
available to qualified buyer w/substantial D/P.

Lease can be terminated by new owner or renegotiate
lease. Convenient S.O. Village location & transp.

Tenants: 1st flr: Herb Bobbins, 762-0174, \$1000/mo.

+ util., lease exp. 2 yrs. + 3; 2nd flr: Vacant,
\$800/mo. + util. Keys avail. from Mr. Bobbins for
access to 2nd flr. S.O. RR Sta. Subject to errors
& omissions.

LR: BMD 467-3883 120029003/20025004 (CB 4 - \$100)

Owner: Robert J. Donahue, c/o L.R.

ALL NEG. THRU L.R., 379-7549. *retitled*

Comm. 6-8 Sloan St., S.O. Str/Offices

\$139,000.

1/3/84 \$2,500 bonus to S.B. if firm contract is written
within 30 days. Owner will finance @ 10%.

1/30/84 Tenant, Herb Robbins, requests no showings bet.
12:30 & 2:30 p.m.