

38318 2-4-4A SOUTH ORANGE AVE. & 4 SLOAN ST
SOUTH ORANGE



Board of Realtors of the Oranges and Maplewood Photo by George B. Biggs, Inc.

8/9/61
9/18/61
Terms agreed - W. Connelly
SOLD - \$105,000

K

38318 2-4-4A South Orange Ave. &
4 Sloan St., S. O.

~~\$145,000~~ ~~125,000~~ ~~117,000~~
\$ 43,755.41 mtg. bal.

Bet: South Orange Ave. & Sloan St.

Lot 51 x 65 x 51

Brick & Veneer (4 stores; 6 offices)

Steam: Oil

No garage & The J.C.O'B Co.

L.B:HJS, Inc./ MA 2-3580 3/1/60-Exp. 9/1/60 - 3/1/61 + 3/14/61 - 9/14/61

Owner: Estate Eugene E. Hughes, Frank S. Platts, trustee (124 Montross St. Newark)
for owner, Grace Messler, c/o listing broker

1959 Assess: Land \$19,900

1959 Rate \$8.43

Bldg. 12,500

" Taxes \$2731.20

No tenant has right or option to purchase. Offices all on 2nd flr.

Tenants: (Stores) 4 Sloan St. - John Dutch - 5 yr. lease - Lease expires 3/1/61 - \$60 mo. rent - \$960 ann'l rent
2 South Orange Ave. - Jos. & Em. Schneck - 5 yr. lease - Lease expires 1/1/62 - \$325 mo. rent - \$3900 ann'l rent

ADDITIONAL INFORMATION

107500

5/11/60 Written price red. to \$125,000

8/29/60 Renew for 6 mos. from 9/1/60-

3/1/61 at the same price and will be so
subject to present mortgage.

3/15/61 Renew for 6 mos form 3/14/61-9/14/
at the same price & will be sold subject
to present mtg. New leases to follow

5/10/61 Reduced to \$107,500 approved.