



18055 114-116 W.So.Orange Ave., S.O. \$69,900 Comm.
 Bet:R.R. Overpass & Church St Mtge w/Federal
 Lot 45.58x126.74 Lot 13, Blk 102 Sm.Bus.Admini-
 Brk masonry, blt-up flat rf, 3 stration.
 stories, approx 50 yrs, 60 Amps, 110 Prev. 16464
 VS, gas, storm sewer, san sewer. Total flr area 1572,
 office area 1430. Condition of site level & dry. 8
 garages. Present use: stores, apts, offices. Oil heat,
 1000 gal tank. Scheduled gross income \$17,940. Esti-
 mated operating expenses: Taxes \$4397., Ins., rent, ✓
 Lia. \$1063., Gas & Elec.(incl owner's apt) \$382.,
 garbage \$153., Oil 1975-76 (Sickley Bros) \$1740.,
 water \$324. Suitable uses: stores, apts, offices.
 L-41.4 B-42.2 '76 Tax Rate 5.26 Taxes \$4397.36. With
 \$25,000 down, owner will take back Mtge @ 7% for 15
 yrs. Subject to Errors and Omissions.

LR:SLN 763-7700 100026006/40026007 (6-50-50 o.a.a.)
 Sole Owner: Mary Cocolotto, 762-1413

Comm.114-116 W.So.Orange Ave., S.O. \$69,900

4/20/77 SOLD - SLOAN \$65,000.

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31743 114-116 W. So. Orange Ave., S.O. \$110,000 Comm?



31743 114-116 W. So. Orange Ave., S.O. \$110,000 Comm.

Bet: Ridgewood Rd. & Church St.

Lot: 46x127 Lot 53 Blk 102

Parking for 10 cars. Condition of site: level & dry.

L-41.4 B-42.2 '81 Rate \$6.25 Taxes \$5225.00.

Type constr: brick, flat tar roof, 3 stories, approx. 55 yrs. old, good condition. Owner will consider holding 2nd mtge. Excellent rental income in desirable area of So. Orange. Taxes \$5225. Ins. \$900. Utilities \$400. Services: water \$325. Maintenance: garbage \$225. Oil capacity 5300 gal. Rent Roll: Cosmic Dome \$425. Antiques \$422.50. Apt. #2A-\$275., 4 rms. Apt. #2B-\$307.45., 5 rms. Apt. #3A-\$275., 4 rms. Apt. #3B-\$300., 5 rms. 8 garages: \$60. \$25. \$15. \$15. \$45. \$10. \$2174.95 gross monthly income. Total yr. income: 26099.40. Subject to errors & omissions.

3/82 CONV. MTG.

3/25/82 CONTRACT
4/15/82 SOLD \$86,

LR: SLN 763-7700 8006001/2006002 (CB 3 - \$45)
Owners: Cameron J. & Joanne T. Ratkovic, c/o L.R.

Comm. 114-116 W. So. Orange Ave. Strs/Apts. \$110,000.