

25816 349 Valley St., S.O.

\$127,500. Comm.



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Bet: Fifth St. & Roland Ave.

Lot 50x150 Lot 334 Blk 118 Level, dry site.

Parking-approx. 8-9 cars. Zoning-Bus. B-2

4' Encroachment on Metropolitan ppty for \$35.00 per mo., do not need can be cancelled, plenty of room in driveway - 7'.

L-28.8 B-25.2 '79 Rate 5.57 Taxes \$3,007.80

Utilities-water, 300 amps, 220 VS, gas, storm & san. sewer

Transp.-bus 31 passes door, 10 min. to Pky, exit 139

Terms-All cash.

Sidings-3 story fr. bldg w/det. rear bldg w/add'l income

Present uses: window shade. Suitable-excellent for most any type of bus., office, decorator, beauty parlor, Heat-1 oil, 1 gas /etc.

The one and only bldg in So. Orange of this kind w/2 stores, 1,000 sq.ft. each & 1-5 rm on 2nd. Tenants supply all own utilities. 1-3½ rm apt-tenants supply all utilities. Owner supplies heat for 3rd flr. This ppty is in 1 of So. Orange best bus. zone B-2 & in very good cond. Must be seen to appreciate. Owners must sell - please show & push.

SEE ADDITIONAL INFORMATION-----

LR:EM 762-5533 70019009/10019000 (8-50-50-o.a.a.)

Owners: Joseph & Josephine Lomazzo, c/o L.R.

Comm. 349 Valley St., S.O. Strs & apts \$127,500.

1/21/80 CONTRACT-TANNE
6/19/80 SOLD
1/80 CONV. MTG.
2/15/80

7/25/79 Submit all offers.

7/26/79 2 car garage rented for \$150. mo/mo. Makes total income \$900 mo. without rental of 2 large stores which could be rented for \$300-\$350 mo.