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Werba Realty

SALES • RENTALS • PROPERTY MANAGEMENT

66-45 Fresh Pond Road
 Ridgewood, NY 11385

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www.werbarealty.com

HOUSE FOR SALE



LID # 6925-0016
 Ridgewood, NY 11385

List Price: \$399,000

PROPERTY DETAILS

Type: 1 Family
 Construction: Frame
 Att/Det: Semi-Detached
 Stories: 2
 Basement: Yes -Finished
 Bldg. Size: 15 x 36 ft.
 Year Built: 1925
 Living Area-sq.ft.: 1,248
 Fuel: Gas
 Heat: Steam
 School District: 24
 Lot Size: 22 x 70 ft.
 Block #: 3635
 Lot #: 31
 Zoning: R5B
 Taxes: \$2,657

INCOME

Total Rent:	Monthly	Annually

BUILDING DETAILS

Garage: 1
 Driveway: Yes
 Basement: Yes- Finished
 # Bedrooms: 3
 # Baths: 1.5
 # Kitchens: 1
 EIK: Yes
 Dining Room:
 Den/Fam Room:
 Office:
 Attic: No
 Appearance: Good
 Porch: Enclosed
 Patio:
 Deck:
 WW Carpet:
 Wood Floors:
 Stove: 1
 Refrigerator: 1
 Washer:
 Dryer:
 A/C:
 Fireplace:
 Skylight:
 Water:
 Sewer:
 Fuel: Gas
 Heat: Steam Heat

EXPENSES

Water:	\$
Septic:	\$
Fuel:	\$
Electric:	\$
Maintenance/Repairs:	\$
Insurance:	\$
Taxes:	\$
Miscellaneous:	\$

Total Annual Expenses \$

TOTAL NET INCOME \$

REMARKS

Basement: Big open Room with High Ceilings, Separate Laundry Area, Separate Utility Area, 1/2 Bath
 1st Fl.: Enclosed front porch, Living Area, Dining Area, Kitchen, Full Bath
 2nd Fl.: 3 Bedrooms,
 Nice size Yard with Garage and Wide Party Driveway

House is near Fresh Pond Road and Train

House is occupied by friends for showings—To see call Larry at 1-347-249-3628

06/10/09—Matt-#6925-0016



Nice Wide Driveway with Garage

Additional Pictures
for
69-25 64th Place
Ridgewood, NY 11385



Private Yard with Patio



Convenient Access to Yard & Garage