

Sale #45



LOCATION: 22 Daniel Street

DATE: 10/19/62

GRANTOR: Edwin H. Kimball

VOLUME: 1647

GRANTEE: Eugene P. & Jeanne F. Soles

PAGE: 28

MAP: 12

PURCHASE PRICE: \$9,500.00

R.S. \$10.45

PARCEL: 34

VERIFIED: E. Soles

PROPERTY DESCRIPTION

LOT: 20' x 26'

BUILDING: 1st. frame, 18' x 22'. full basement, concrete floor. Hot water heat, oil-fired. Linoleum floor, plaster walls & ceilings. One large room. Clapboard ext. Condition good.

\$470.00/F.F.

7.9 Gross Multiple

\$24.00/Sq.ft. usable area

30% Expenses

\$1,200/Gross Income (unheated)

8.8% Cap. Rate

ASSESSMENT: LAND

BUILDING-

TOTAL \$4,500.00

ZONING: Commercial

SERVICES: All

COMMENTS: Close to central business district. One-way traffic with parking on opposite side.

JOHN L. HYDE and ASSOCIATES

Courtesy of the Portsmouth Athenaeum, Portsmouth, N.H.