



120 MILLIGAN PL

SOUTH ORANGE, NJ 07079

\$1,295,000

150 Years

JOHN D WOOD & CO.

London, Country & International Property

5337973

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Rare Legal Boarding House in Prime South Orange - Turnkey Income Property! An exceptional investment opportunity awaits with this rare, legal Boarding house, a unique designation that ensures consistent monthly income (Approx \$14,000/month) and offers flexibility to rent to individuals or groups. The 1st floor Unit 1 features 4 spacious bedrooms, a large living/dining area, and an eat-in kitchen. A private entrance makes this space ideal for groups seeking a secure and comfortable living arrangement. A separate, 1st floor studio apartment with kitchenette, full bath, and private entrance offers another excellent rental opportunity. The 2nd and 3rd floors (considered Unit 3).

**Heating Type: Baseboard,
Heating - Fuel Type: Gas,
Sewer: Public,
Cooling: Window A/C,
Water: City Water,
Special Program: Global Luxury**

\$1,295,000



contain 9 individually rented bedrooms, fully occupied, with several long-term tenants and no vacancies during Ownership ensuring a reliable income stream. Additional on-property amenities include shared laundry facilities and off-street parking, a highly sought-after feature in this desirable location. Situated just down the block from South Orange Village's vibrant shops and restaurants, a short distance from Seton Hall University, and adjacent to the direct train to NYC, this property is perfectly positioned for high tenant demand. Catering to a wide variety of tenants, this income-generating property is a rare and valuable find in one of New Jersey's most desirable rental markets. CAN BE SOLD AS A PACKAGE with 122 MILLIGAN (MLS #3998001)



