

Warren* Alpha Boro* (3002)

210 3rd Ave*

List Price: \$750,000

Commercial Agent Complete Report



5340917

MLS#: 3948477
Status: Active
ZIP: 08865-4308*
RZIP: 08865
Block: 46.01*
Lot: 11*
Suite #: 210
Bldg #:
#Units: 1
#Apts: 0
TFB:
#1Br: 0
#3Br:
YB/Desc/Ren: 2004 / Approximate /
Type: Mixed Use, Free Standing Office

Section: 3rd Ave
ZN: B-2
BSqFt: 4320
ASqF: 4320
OSqFt: 3200
Acres: 0.34*
LtSz: 117X125*
CLR: white
ZnCpl: Yes
GSMLS.com: Yes

LP: \$750,000 / PSqFt:\$174.00
OLP: \$750,000
SP:
SpSqf: \$0.00
FSOL: S
LD: 03/01/2025
XD: 02/28/2026
FSD: 03/04/2025
UCD:
AntCd:
CD:
ADM: 30
DOM: 30
OCD:
SDA: No

Directions: Exit 3 on 78, 22 W, Brunswick Ave, left on 3rd Ave property on left, sign
Remarks: Two Story Commercial building with two large garage bays for loading and storage, aprox.1200 sq feet. Open space offices on 1st floor with bathroom and kitchen aprox.1200+ sq ft. The second floor is partially finished with open space office aprox1200 sq ft and aprox. 1200 sq ft unfinished storage. Central Air, Gas Heat, parking lot. Great visibility in high traffic area.
Agent Remarks: contact listing agent to show

GENERAL INFORMATION

ATPrk: 5
#Lav: 1
Bsmt: No/
Const: Wood
DocSav: See Remarks
Equip: Fixtures, Kitchen Area, Restrooms - Private, Sign - Building, Smoke Detector, Storage Area(s)
Exter: Composition Siding
Floor: Carpeting
Prior Use: Office/Tech
Permitted Use: uses listed on media

Amps: 200
MaxHt: 10
Bay: 2
#OH Doors: 2

Ceil: 9
#Strs: 2
TPrk: 5
#Docks: 0
Volts: 220

Locat: Business District, Freestanding, Residential Area
Loading: Drive-In Doors
LtDes: Corner, Level Lot, Open Lot
Parking: Blacktop, Driveway-Exclusive, Off-Street Parking, Parking Lot-Exclusive
Roof: Asphalt Shingle
Salinc: Building & Land

UTILITIES

Heat: 1 Unit, Forced Hot Air
Cool: 1 Unit, Central Air
Fuel: Gas-Natural
Service: Cable TV Available, Internet Available, Prewired for Phone

Sewer: Public Sewer
Utilities: All Underground, Electric, Gas-Natural
Water: Public Water

FINANCIAL INFORMATION / TAX INFORMATION

Taxes: \$13,300* / 2024*
GOI: \$
CapRt:

TaxRt: 3.644* / 2024
TOE: \$
CAM:

BldAsmt: \$293,400*
NOI:
FarmAsm: No

LndAsmt: \$71,600*
UtilPay:
OTP: Fee Simple

TotAsmt: \$365,000*
MFE:
Easement: Unknown /

LenderApprvReq: No

LEASE INFORMATION

Avail: Negotiable

SHOWING INFORMATION

Owner: Coopdegig, Llc*
Instr: must have appointment. Try to give 24 hour notice
Show: By Appoint-24 Hour Notice, Call Listing Agent, Text Agent

Poses: POT
Sign No

LISTING OFFICE INFORMATION

ListOff: RE/MAX SUPREME (200102)
ListAgt1: BRENT FRANKLIN (210937)
LType: Exclusive Right to Sell

Ph: 908-213-2828
Ph: 908-347-4034
BREL: Seller Agent

Email: brentfranklin@remax.net
Fax: 908-636-2418

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Info. deemed RELIABLE but not GUARANTEED - ALL Room Sizes are Approx.

BRENT FRANKLIN

https://mls.gsmls.com/mlsreports/mainMLSListingReport.do?method=getMainMLSListingReport

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