

1193 S Cranbury River Rd

1193 S River Rd, Cranbury, NJ 08512

FOR SALE



Marcus & Millichap

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Listing Price
\$7,920,000



Proforma Cap Rate
6.00%



Price/SF
\$275.00

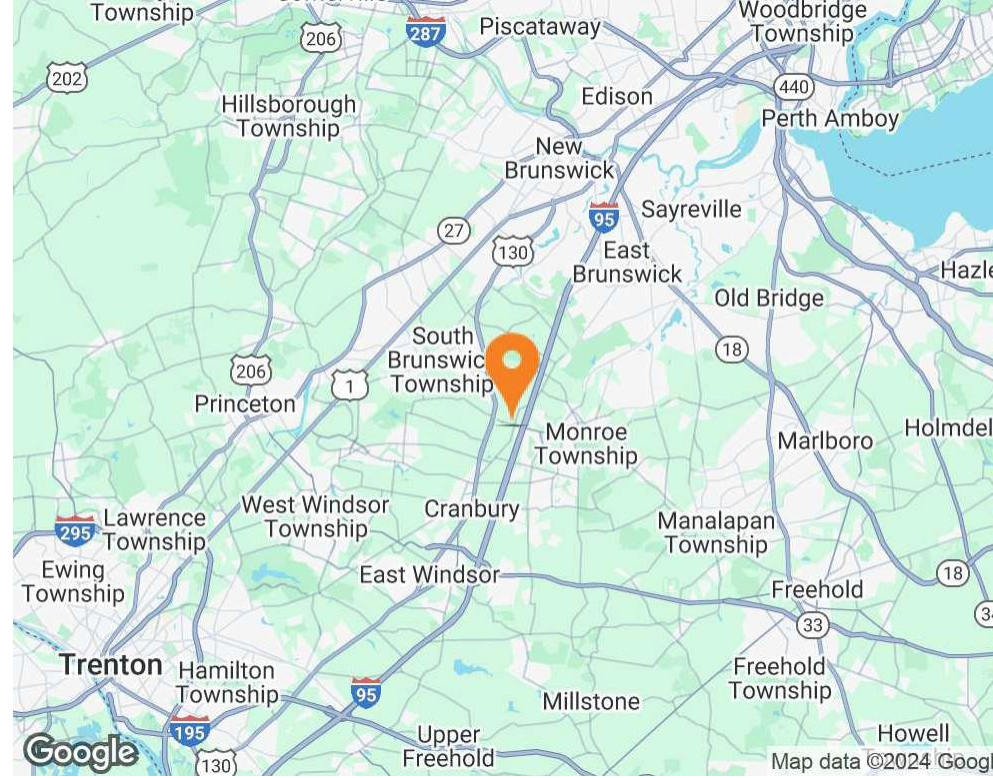
FINANCIAL

Listing Price	\$7,920,000
Down Payment	51% / \$3,999,600
Proforma NOI	\$475,200
Proforma Cap Rate	6.00%
Price/SF	\$275.00
Proforma Rent	\$16.50 PSF
Occupancy	Vacant

PROPERTY

Square Feet	28,800 SF
Office Percentage	5%
Lot Size	3.31 Acres (144,183 SF)
Year Built/Renovated	N/A

Download Offering Memorandum





EXCLUSIVELY LISTED BY

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