

590-592 Winters Avenue
PARAMUS, NEW JERSEY

Prime Commercial Property for Sale in Paramus, NJ
1.03 Acre Landscaping Supply Yard with Three Buildings



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590-592 Winters Avenue PARAMUS, NEW JERSEY

EXECUTIVE SUMMARY

NAI James E. Hanson is proud to exclusively represent the sale of 590-592 Winters Ave, Paramus, NJ 07652 ("the Property"). This 1.03-acre property is currently improved with a well-maintained landscaping supply yard, featuring three buildings totaling $\pm 4,875$ SF. The remainder of the property is dedicated to the storage of landscaping, masonry, and paving stone supplies.

Strategically located at the corner of Winters Avenue and Mack Centre Drive, the property is in close proximity to notable landmarks such as the new Valley Hospital and Valley Health campus, Paramus Park, Fashion Center, and the new Vermella apartment complex. The property offers quick access to Route 17 and the Garden State Parkway, and is also served by public transportation. Zoned HCC, the property offers a wide array of potential uses or can continue under its current use.

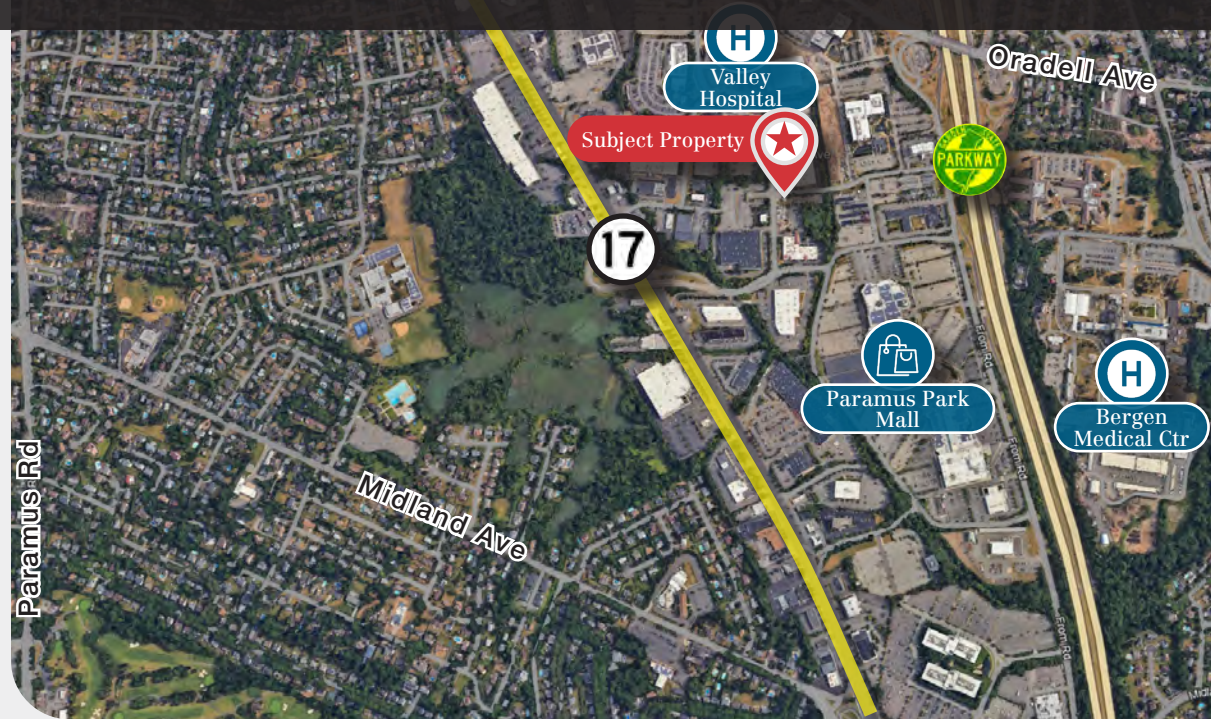
The Property is currently occupied and operated by C. Winters Supply. Therefore, all showings must be arranged through the listing agent.

SALE PRICE: \$1,895,000

Possession at closing.

DO NOT visit the Property unaccompanied

EXECUTIVE SUMMARY & PROPERTY HIGHLIGHTS

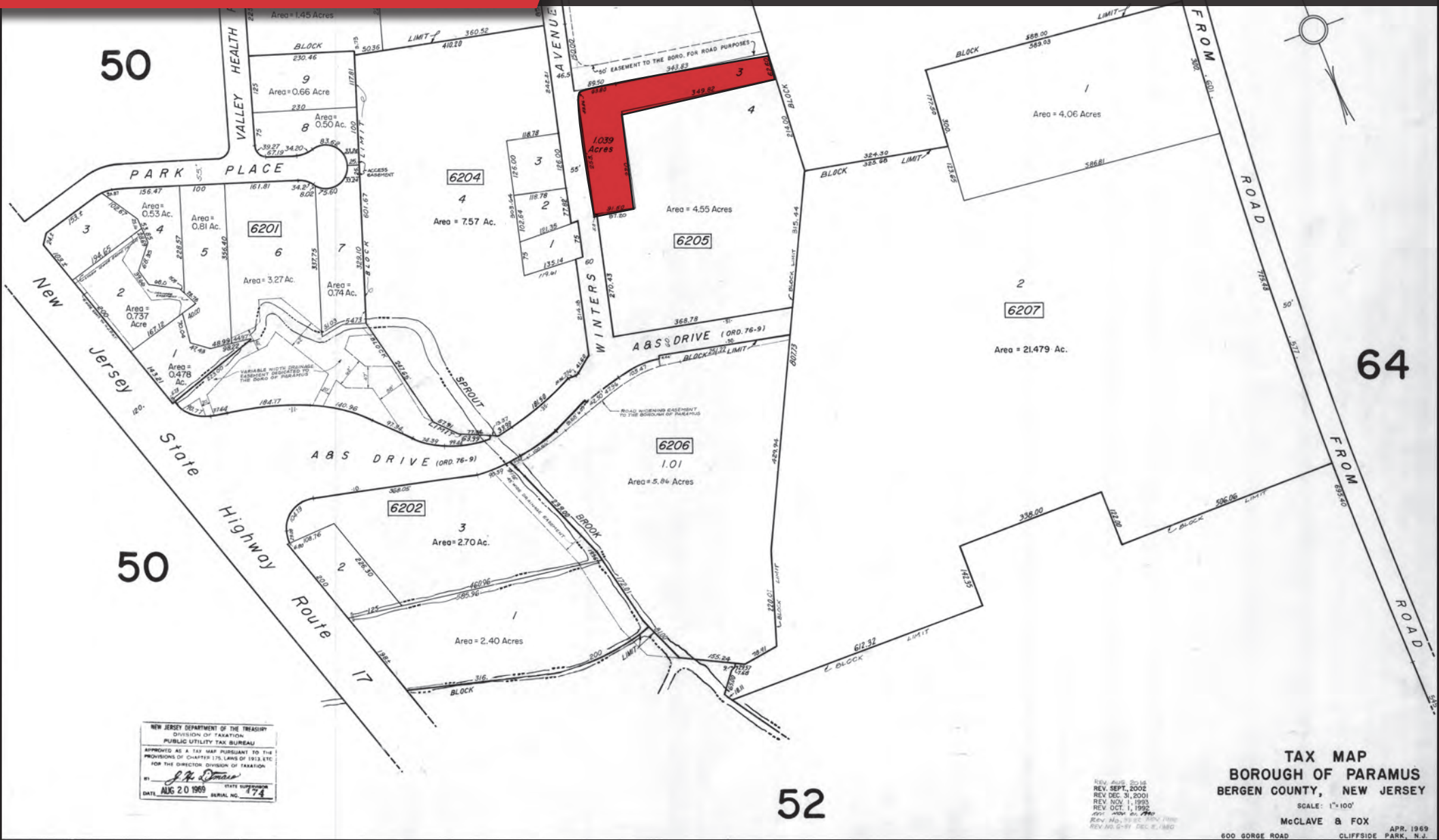


PROPERTY SUMMARY

Address	590-592 Winters Avenue
Municipality	Paramus
Block	6205
Lot	3
Tax Class	4A (Commercial)
Lot Size (Acres)	1.03
Buildings Total Size (SF)	$\pm 4,875$
Real Estate Taxes (2024)	\$26,252
Zoning	HCC

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TAX
MAP



NEW JERSEY DEPARTMENT OF THE TREASURY
DIVISION OF TAXATION
PUBLIC UTILITY TAX BUREAU
APPROVED AS A TAX MAP PURSUANT TO THE
PROVISIONS OF CHAPTER 175, LAWS OF 1913, ETC.
FOR THE DIRECTOR, DIVISION OF TAXATION
DATE AUG 20 1969 SERIAL NO. 174

REV. 8/15/2014
REV. SEPT. 2002
REV. DEC. 31, 2001
REV. NOV. 1, 1993
REV. OCT. 1, 1992
REV. MAR. 2, 1990
REV. MAR. 2, 1988
REV. MAR. 2, 1986

TAX MAP
BOROUGH OF PARAMUS
BERGEN COUNTY, NEW JERSEY
SCALE: 1" = 100'
McCLAVE & FOX
600 GORGE ROAD
CLIFFSIDE PARK, N.J.
APR. 1969

590-592 Winters Avenue PARAMUS, NEW JERSEY

ZONING MAP

