



# EXCLUSIVE LISTING DEVELOPMENT OPPORTUNITY

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## 3000 ROUTE 130, DELRAN, NJ



### Property Description:

Development site located at signalized intersection on Route 130

**Size:**

3 bay garage on .92 +/- acres

**Sale:**

**\$2,200,000.00**

**Lease Rate:**

\$10,000.00/ Month NNN

**Comments:**

- Outstanding visibility on heavily traveled Route 130
- Ideal for fast food, retail, daycare, urgent care or gas/convenience
- Join national retailers such as: CVS, Target, Pet Smart, Starbucks, Panera Bread, Lowe's and many more
- Excellent traffic counts and demographics

## Alan Jay Sussman

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