

2900 Ridgeway Road

Manchester, NJ

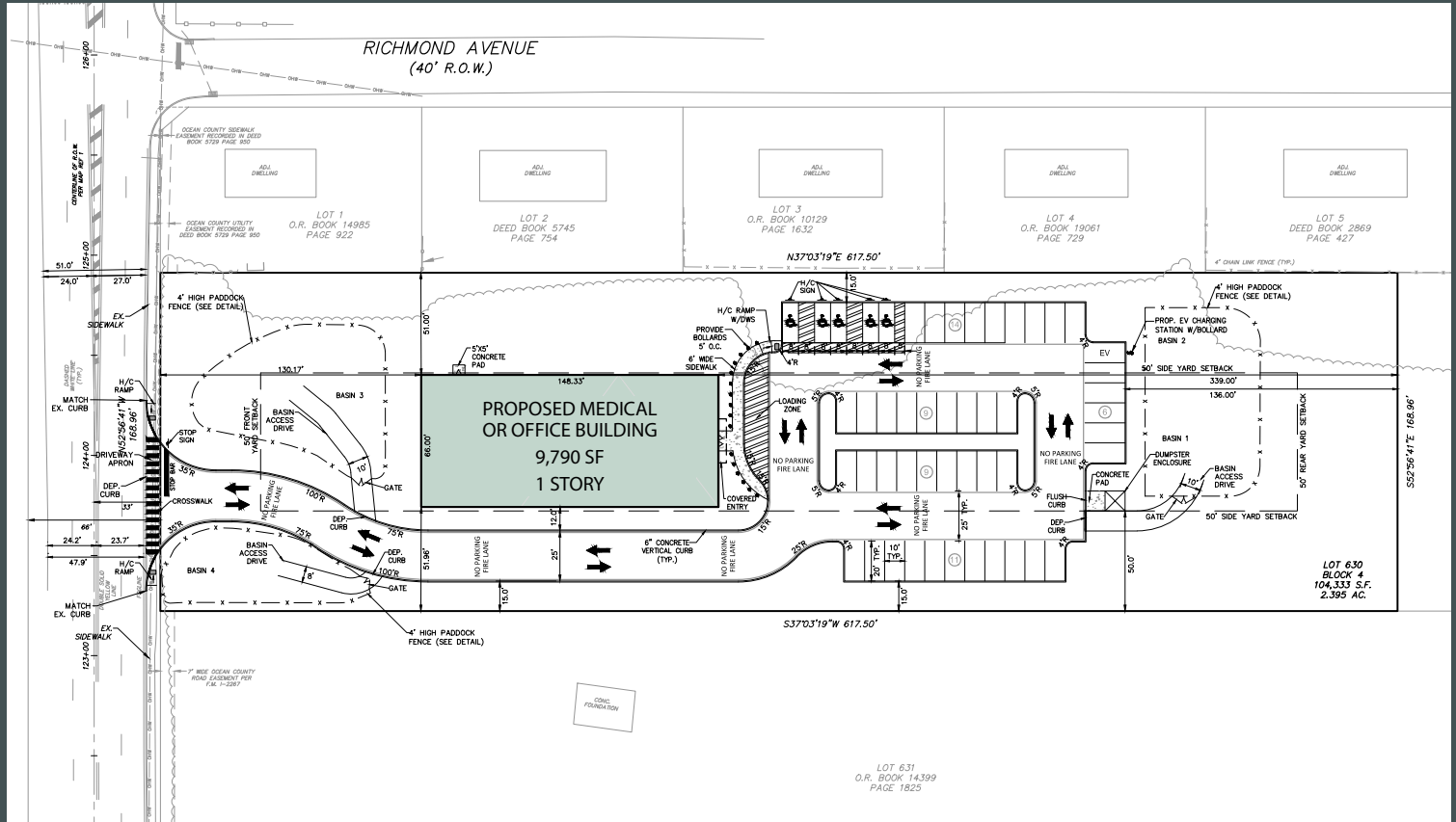
www.cbre.com/2900ridgewayrd

2.39 AC Available | \$600,000 Sale Price



Fully Approved Building with Plans in an Opportunity Zone

Site Plans



Build to Suit

Permitted Service Uses

- Real Estate
- Finance
- Insurance
- Scientific
- Technical
- Professional Services
- Administrative
- Support
- Management Companies
- Educational
- Research & Development in Social Sciences

The Area

160K

Population*

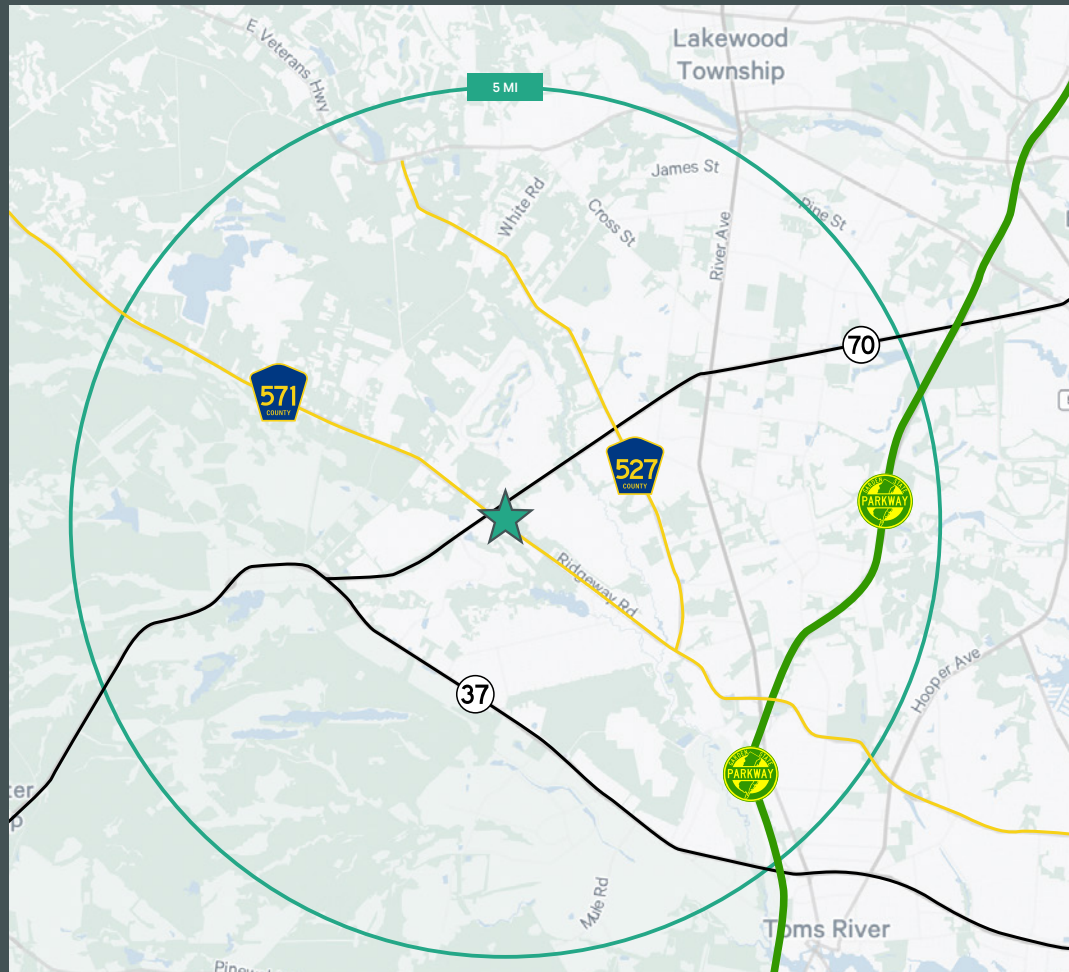
\$104K

Average Household Income*

35K+

Employees*

**within 5 mile radius in 2024*



	Population	Avg. Income
5 MILE RADIUS	160,781	\$103,678
10 MILE RADIUS	493,551	\$115,477
20 MILE RADIUS	950,753	\$136,222

Opportunity Zone

Unlock significant tax advantages with our expert guidance in Opportunity Zone investments. We empower you to leverage federal and New Jersey tax incentives, including deferred capital gains recognition and potential exemption from both Federal and New Jersey income taxes on eligible investments. Specializing in real estate development and the establishment of new operating businesses within qualified Opportunity Zone census tracts, we help you capitalize on the substantial value tied to strategic site selection. Our team is ready to collaborate with your CPA or attorney, offering comprehensive support to maximize your tax benefits through real estate investments and the formation of new business ventures. Contact us today to explore the possibilities and develop a tailored strategy for your financial success.

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For Sale or Build-to-Suit



Contact Us

Matthew J. Saker

Senior Vice President

+1 732 509 2842

matthew.saker@cbre.com

Justin Ridolfo

Associate

+1 732 509 8909

justin.ridolfo@cbre.com

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