

Morris* Mount Olive Twp.* (2327)

482 Us Highway 46*

List Price: \$450,000

Commercial Client Full Report



MLS#: **4012941**
 Status: Active
 ZIP: **07840***
 RZIP: **84007**
 Block: **8301***
 Lot: **10***
 Suite #: **0**
 Bldg #: **1**
 #Units: **1**
 #Apts: **0**
 TFB: **0**
 #1Br: **0**
 #3Br: **0**
 YB/Desc/Ren: **1953 / Approximate /**
 Type: **See Remarks**

Section: **C-2** LP: **\$450,000 / PSqFt:\$0.00**
 ZN: **0** OLP: **\$450,000**
 BSqFt: **0** SP: **0**
 ASqF: **0** SpSqf: **\$0.00**
 OSqFt: **0** FSOL: **S**
 Acres: **0.75*** LD: **03/06/2026**
 LtSz: **151X214*** FSD: **0**
 CLR: **White** UCD: **0**
 ZnCpl: **0** CD: **0**
 GSMLS.com: **Yes** ADM: **5**
 THB: **0** DOM: **5**
 #2Br: **0** OCD: **0**
 #4Br: **0** SDA: **Yes**

Directions: **Route 46 Westbound side.**

Remarks: **(C-2 Zone). Spacious open lot with plenty of Route 46 frontage. Endless possibilities! Currently residential 2 bedroom, 1 bath ranch with some upgrades that include water heater, furnace, windows, electrical service, water pump and Roth oil tank. Buyer to do own due diligence as to zoning, highlands, etc. Septic design may be available.**

GENERAL INFORMATION

#Lav: **1** MaxHt: **0** Bay: **0** Ceil: **0** #Docks: **0**
 #Strs: **1**
 Bsmt: **Yes/Full** Locat: **Highway Location**
 Const: **See Remarks** LtDes: **Level Lot, Open Lot, Wooded Lot**
 DocSav: **No Documents Available, See Remarks** Parking: **1 Car Width, Blacktop, Driveway-Exclusive, Off-Street Parking**
 Equip: **Appliances** Roof: **Asphalt Shingle, See Remarks**
 Exter: **Concrete, See Remarks** Salinc: **Building & Land**
 Floor: **Carpeting, Vinyl-Linoleum, Wood**

UTILITIES

Heat: **1 Unit, Forced Hot Air** Sewer: **Cesspool**
 Cool: **No Cooling** Utilities: **Electric**
 Fuel: **Oil Tank Above Ground - Inside** Water: **Well**
 Service: **Cable TV, Garbage Included**

FINANCIAL INFORMATION / TAX INFORMATION

Taxes: **\$6,572 / 2024** TaxRt: **3.385 / 2024** BldAsmt: **\$75,100** LndAsmt: **\$113,500** TotAsmt: **\$188,600**
 GOI: **\$** TOE: **\$** NOI: **0** UtilPay: **0** MFE: **0**
 CapRt: **0** CAM: **0** FarmAsm: **No** OTP: **Fee Simple** Easement: **Unknown /**

LEASE INFORMATION