

Selling Price
\$2,957,500



Mixed USE 7000 SF BRAND NEW



ALL LEASED 3 STORES

PLUS 2 - 3 BED APTS(2BATHS OR ONE BATH)

YOUNGSTAR REALTY 917-745-2911 ERICSUH2@GMAIL.COM

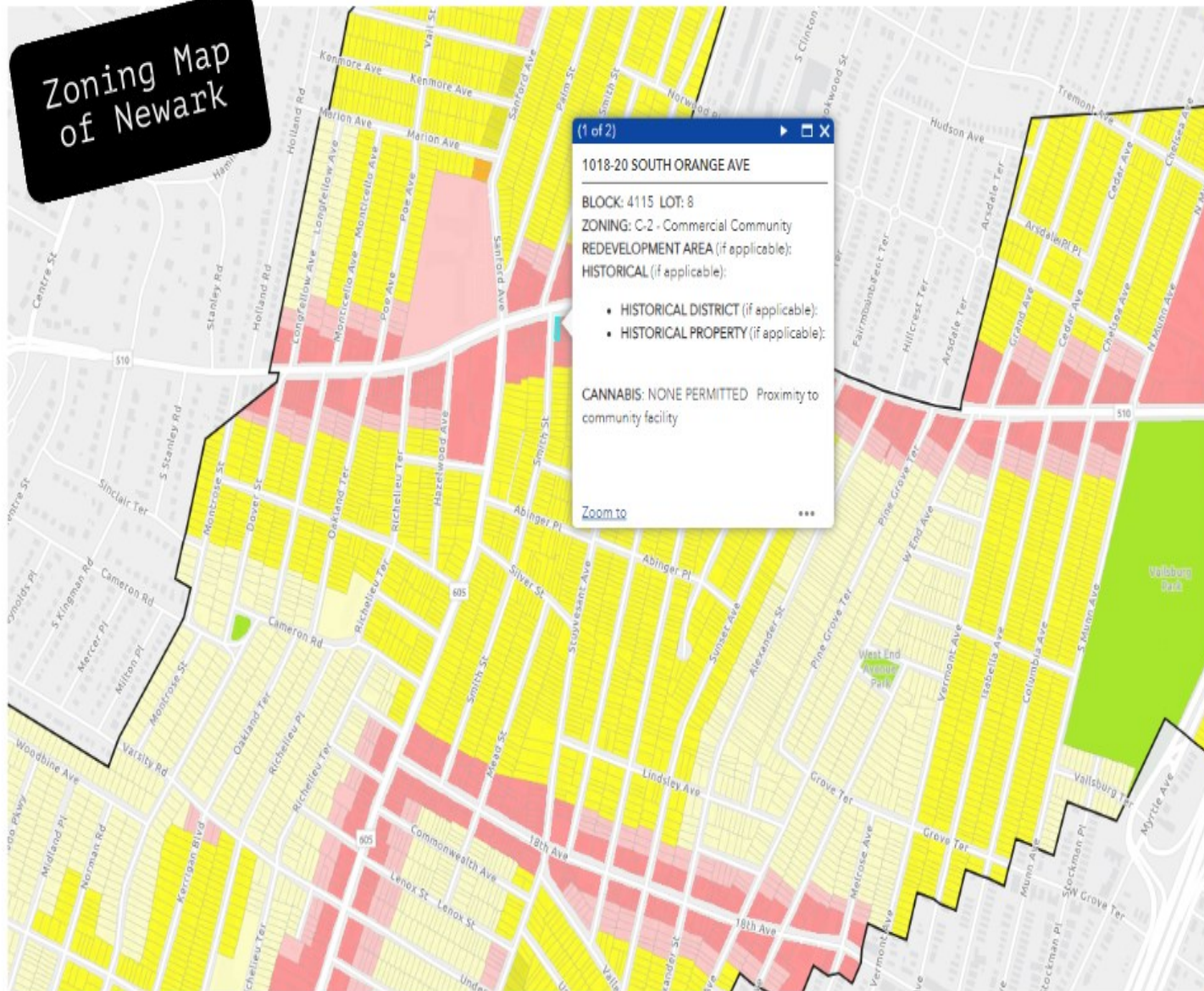
Total Income:\$160,200 Net Income: \$147,860

Location: 1018-1020 South Orange Ave Newark NJ



Youngstar Realty 917-745-2911 ericsuh2@gmail.com

Zoning Map of Newark



Parcels

	R-1: Residential One Family
	R-2: Residential 1-3 Family
	R-3: Residential 1-4 Family / Townhouse
	R-4: Residential Low-Rise Multifamily
	R-5: Residential Mid-Rise Multifamily
	R-6: Residential High-Rise Multifamily
	C-1: Commercial Neighborhood
	C-2: Commercial Community
	C-3: Commercial Regional
	I-1: Industrial Light
	I-2: Industrial Medium
	I-3: Industrial High
	MX-1: Mixed-Use - Low-Density Res/Comm
	MX-2: Mixed-Use - Medium-Density Res/Comm/Ind
	MX-3: Mixed-Use - High-Density Res/Comm/Ind
	RDV: Redevelopment Plan Area
	PARK: Park/Open Space
	RDV-PARK: Designated park / open space within a Redevelopment Area
	CEM: Cemetery
	INST: Institutional



**FOR MORE INFORMATIONS : CONTACT:
 YOUNGSTAR REALTY ERIC SUH VIA TEXT 917-745-2911**

**Total
Income**

TOTAL :5 Tenants
:3 Stores and 2 Apts
PROPERTY ADDRESS:1018-1020 SOUTH
ORANGE AVE NEWARK, NJ

100 FULLY LEASED OUT (5 TENANTS)

STORE ONE- SUPER MAKET 1800 S.F RENT:

\$3,450 10 YR LEASE

STORE TWO- THRIFT STORE, 1600 SF,

MONTHLY RENT:\$3,150

STORE THREE- PARTY/EVENT STORE

1200 S.F , MONTHLY RENT: \$2,250

APT1- 3BEDROOM WITH 2 BATH : \$2,350

APT2- 3 BEDROOM WITH ONE BATH:\$2,250

BUILT ON 2024

12 FT CEILING HEIGHT

TOTAL INCOME:

\$160,200



**FOR MORE INFORMATIONS : CONTACT:
YOUNGSTAR REALTY ERIC
SUH VIA TEXT 917-745-2911**

**Total
EXPENSES**

TOTAL :5 Tenants
:3 Stores and 2 Apts Tenants
ADDRESS: 1018-1020 SOUTH ORANGE AVE,
NEWARK NJ

100 FULLY LEASED OUT (5 TENANTS)

PROPERTY TAX: \$5,700
WATER: \$1,200
INSURANCE: \$4,000
PHONE: \$240
HALLWAY LIGHTING: \$600
FIRE ALARM CONNECTION:\$600
TOTAL EXPENSES: \$12,340

BUILT ON 2024

12 FT CEILING HEIGHT

TOTAL EXPENSES:

\$ 12,340



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**NET
INCOME**

**TOTAL INCOME-
TOTAL EXPENSE=
\$160,200-\$12,350=
\$147,860**



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1018-1020 SOUTH ORANGE AVE, NEWARK NJ

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170 SMITH ST NEWARK NJ



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Party &
Event Store

1180-1020 S. ORANGE AVE
Side Entrance at (170 SMITH ST)



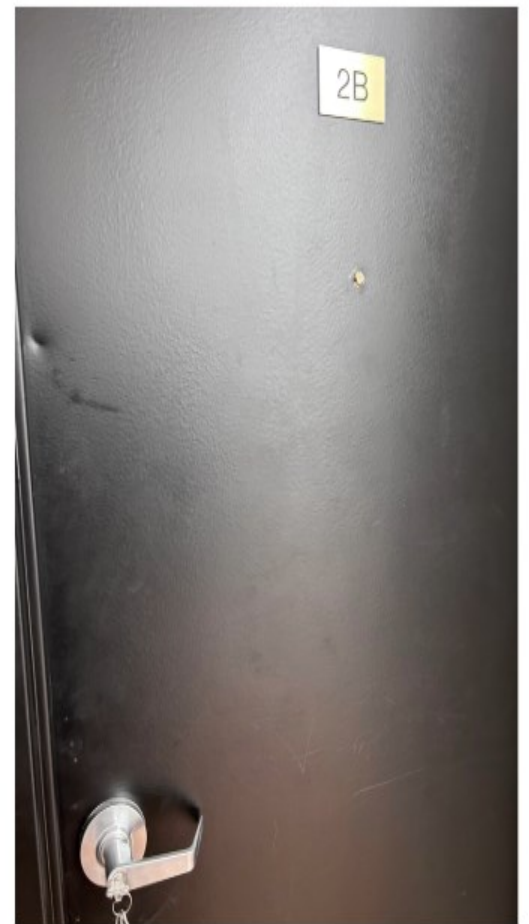
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TWO THREE BEDROOM APT
W 1 BATH, 2 BATHS

HOME
Sweet
HOME

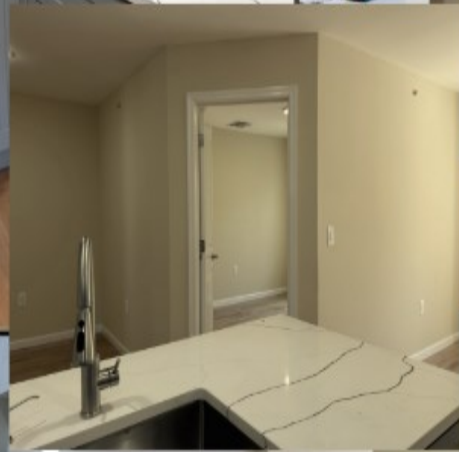


Youngstar Realty Presents



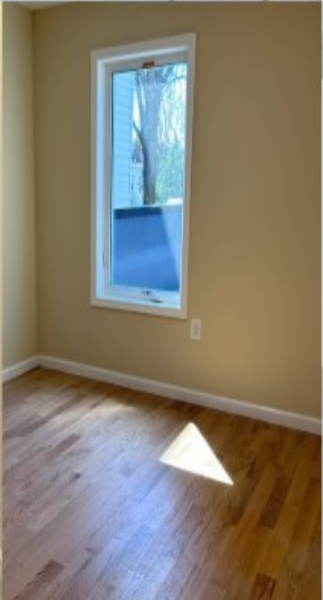
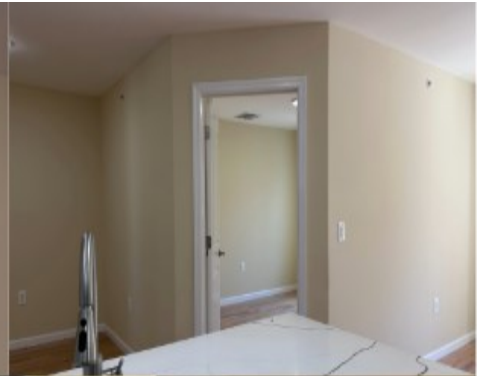
2A

UNIT: 2A
3 BEDROOM APT
W 1 BATH



2A

UNIT: 2A
3 BEDROOM APT
W 1 BATH



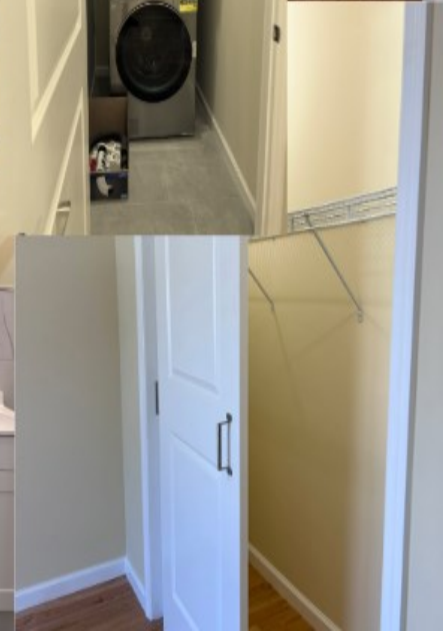
2B

UNIT: 2B
3 BEDROOM APT
W 2 BATHS



2B

UNIT: 2B
3 BEDROOM APT
W 2 BATHS

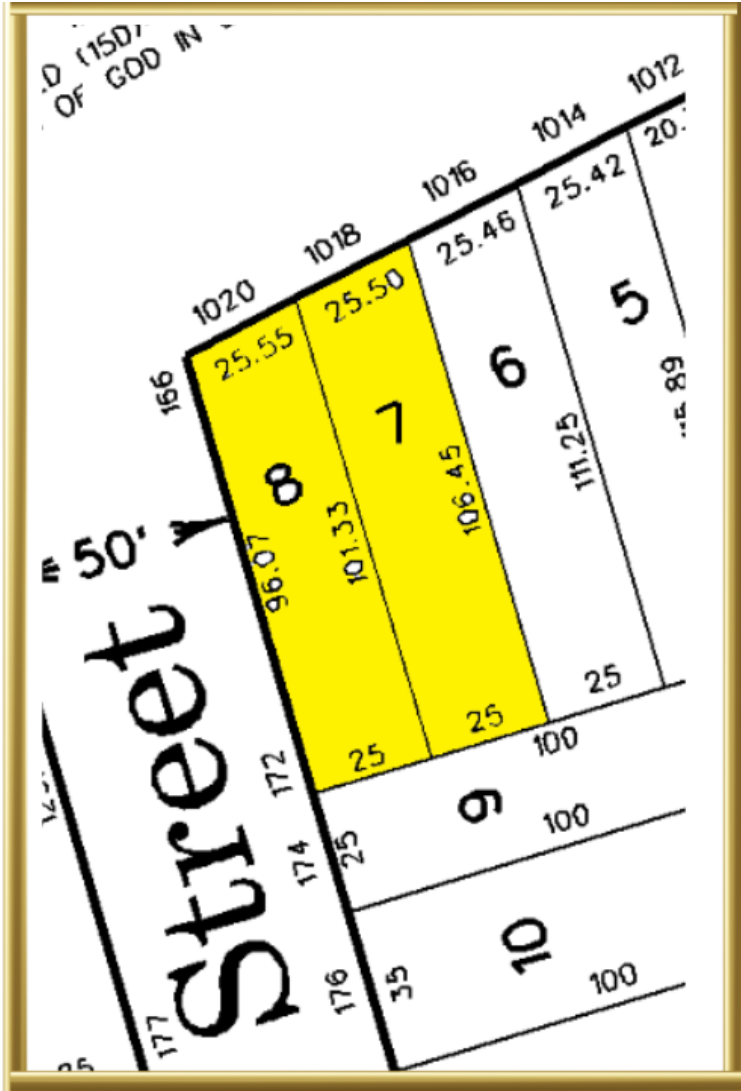




UTILITY ROOMS - ALL INDIVIDUAL ELECTRIC, GAS, WATER, HOT WATER TANK, HVAC FOR 5 TENANTS (EXCEPT APTS- ONE WATER METER), NOTE: (LANDLORD PAYS FOR COLD WATER FOR APTS)



4 WATER METERS



Block:04115 Lot: 00007

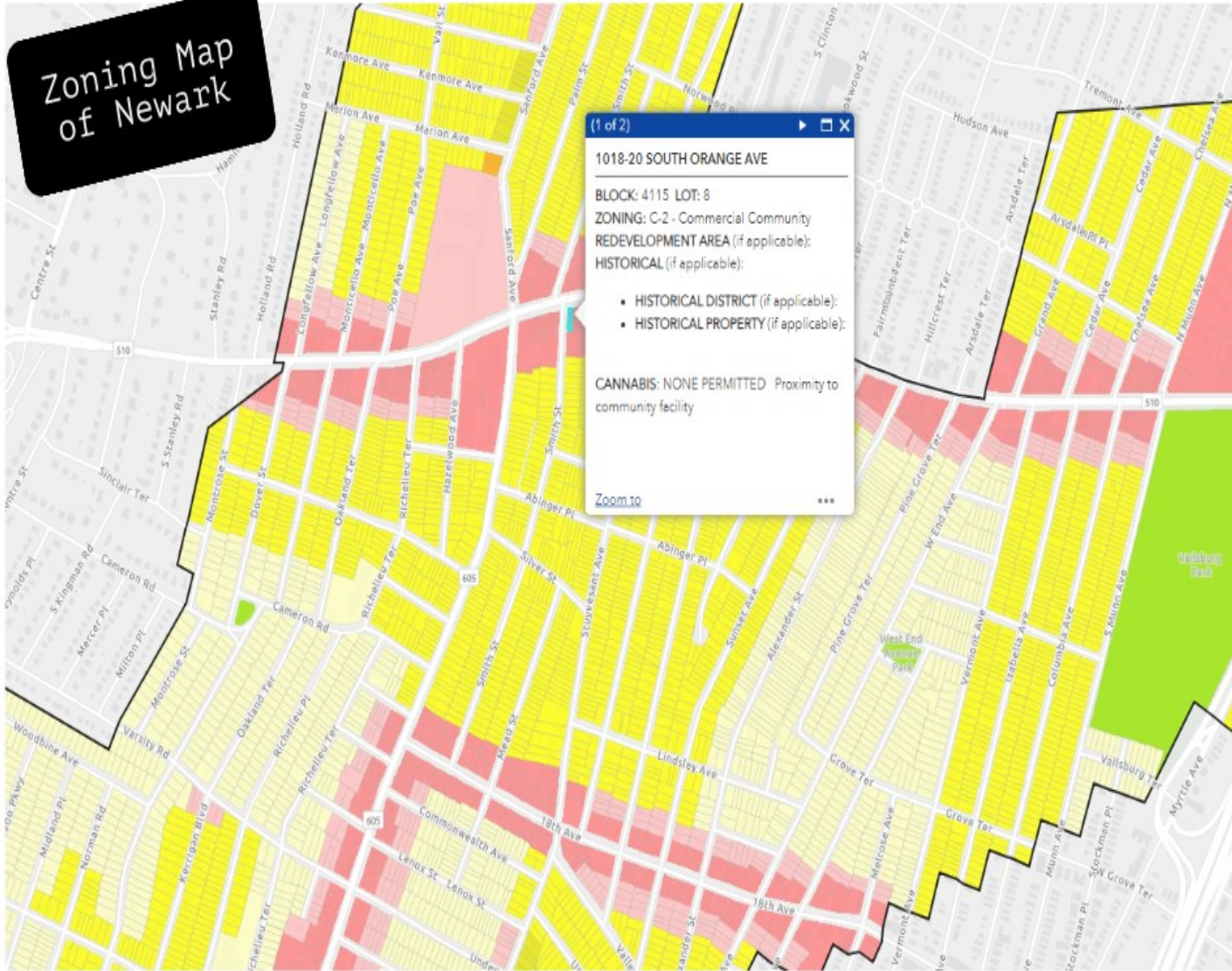
Lot Size

5187 S.F.

51.05/50 x 106.45/96.07

Property Tax: \$5700

Zoning Map of Newark



(1 of 2)

1018-20 SOUTH ORANGE AVE

BLOCK: 4115 LOT: 8

ZONING: C-2 - Commercial Community

REDEVELOPMENT AREA (if applicable):

HISTORICAL (if applicable):

- HISTORICAL DISTRICT (if applicable):
- HISTORICAL PROPERTY (if applicable):

CANNABIS: NONE PERMITTED Proximity to community facility

[Zoom to](#)

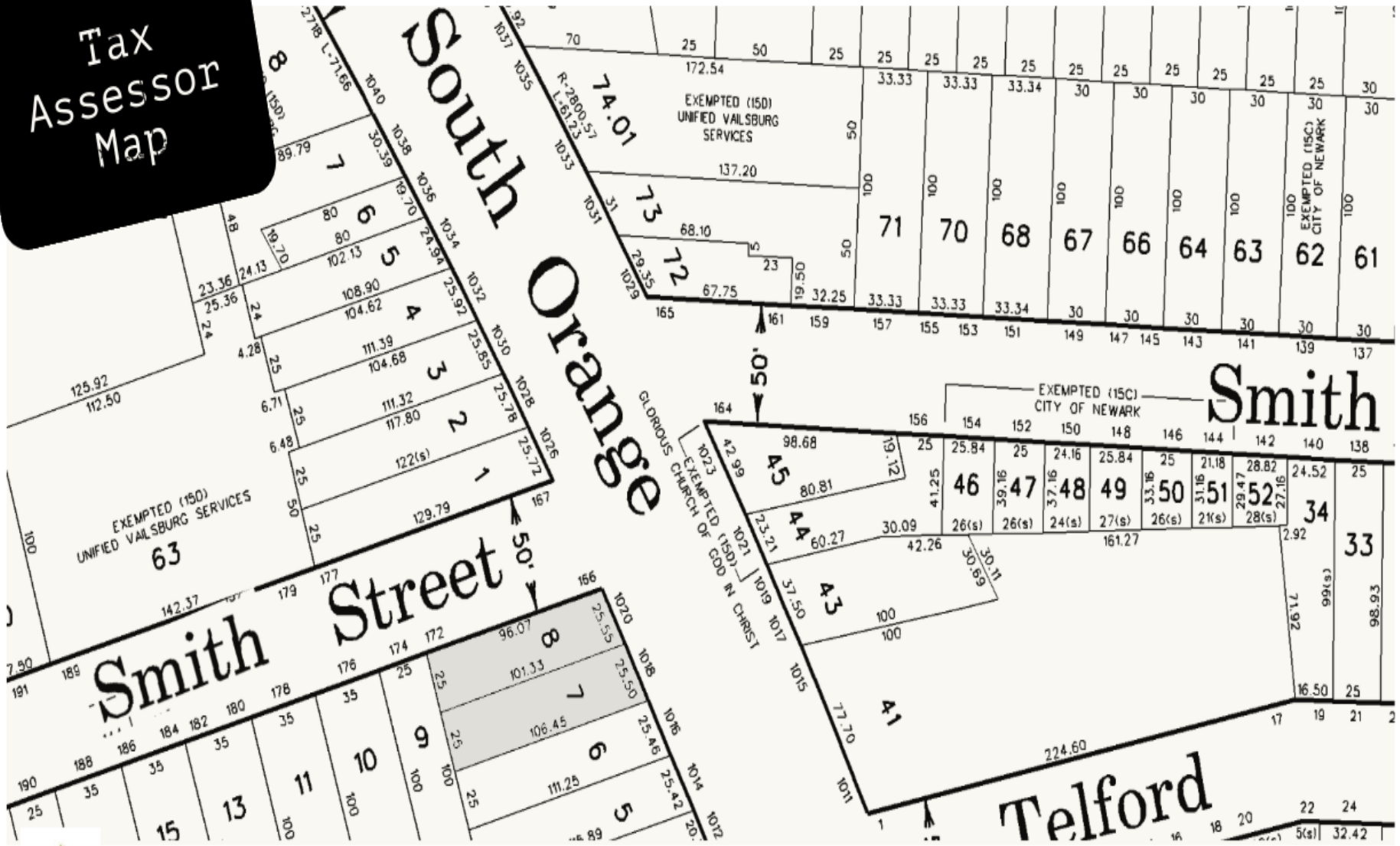
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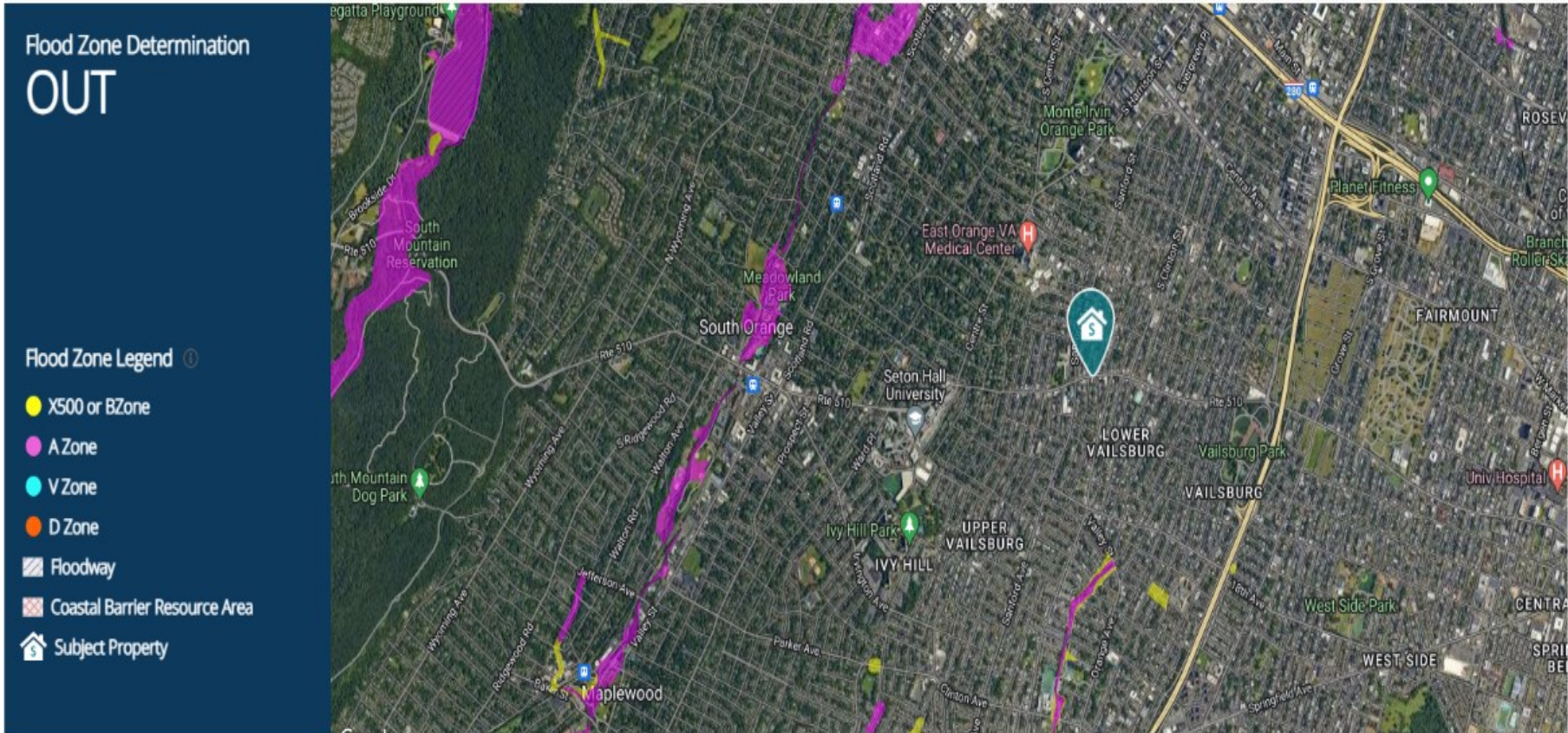
Tax Assessor Map



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NOT IN THE FLOOD ZONE

Flood Zone Determination ⓘ



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Young Star Realty

Eric H. Suh

Sales Associate

Licensed in NJ & NY (Since 2005)



Specialized in Commercial & Residential

21 Grand Ave.
Suite 602
South Building
Palisades Park, NJ 07650 USA

Cell.

917-745-2911

Office. 201.943.7700

Fax. 201.943.7707

ericsuh2@gmail.com

ericsuhusa@gmail.com