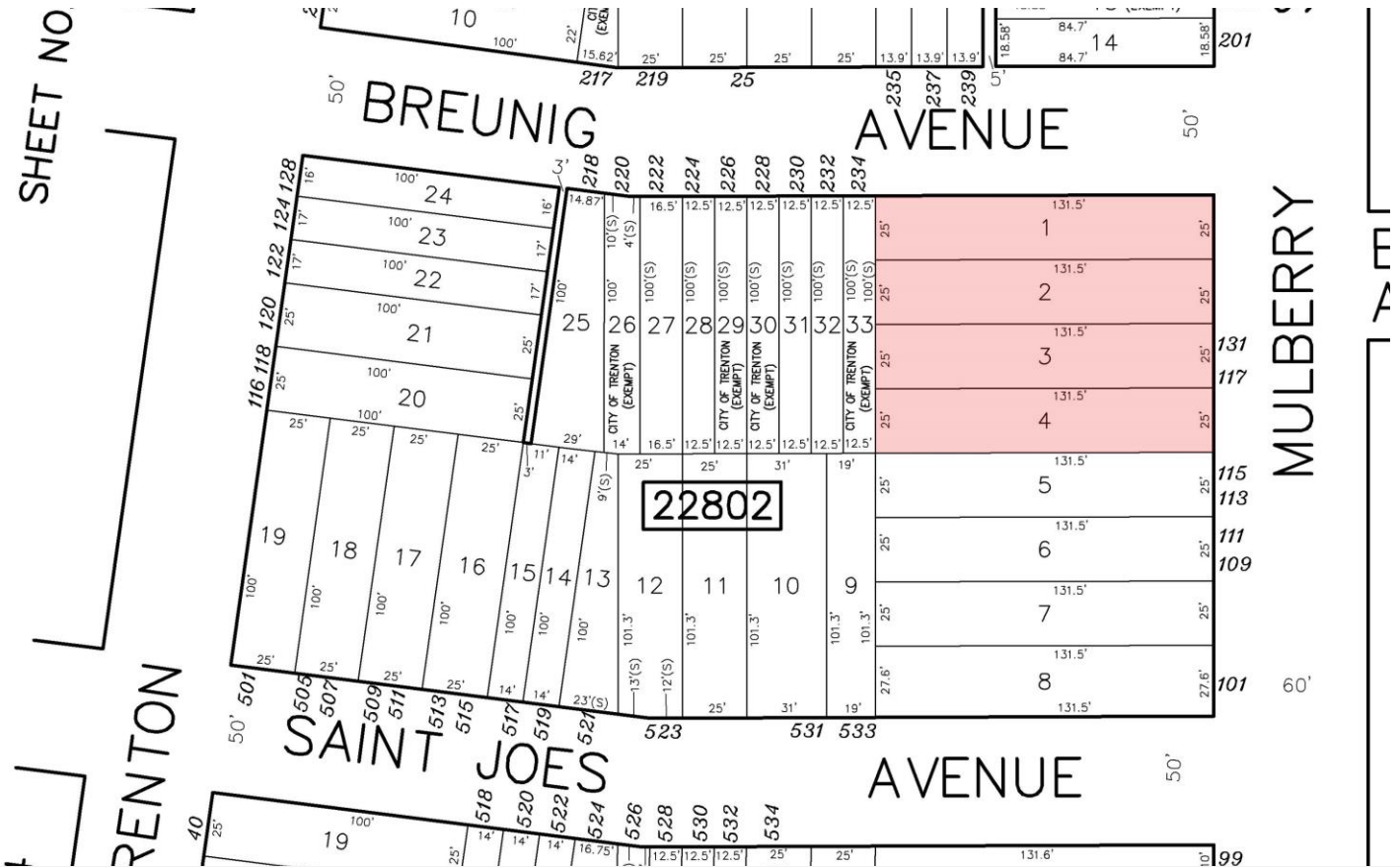


Specifications

- ±5,394 SF
TOTAL BUILDING SIZE
- ±1,200 SF
MEZZANINE SPACE
- ±8,000 SF Fenced Yard for Parking
and Outdoor Storage
YARD SPACE
- ±10' – 12'
CEILING HEIGHT
- 1 Drive-In Door
LOADING
- ±0.3 AC (Block 22802, Lots 1 – 4)
BLOCK & LOTS
- \$7,509.88
TAXES (2023)
- Approx. 0.3 Miles to US Hwy 1
Approx. 2.5 Miles to I-295
ACCESSIBILITY

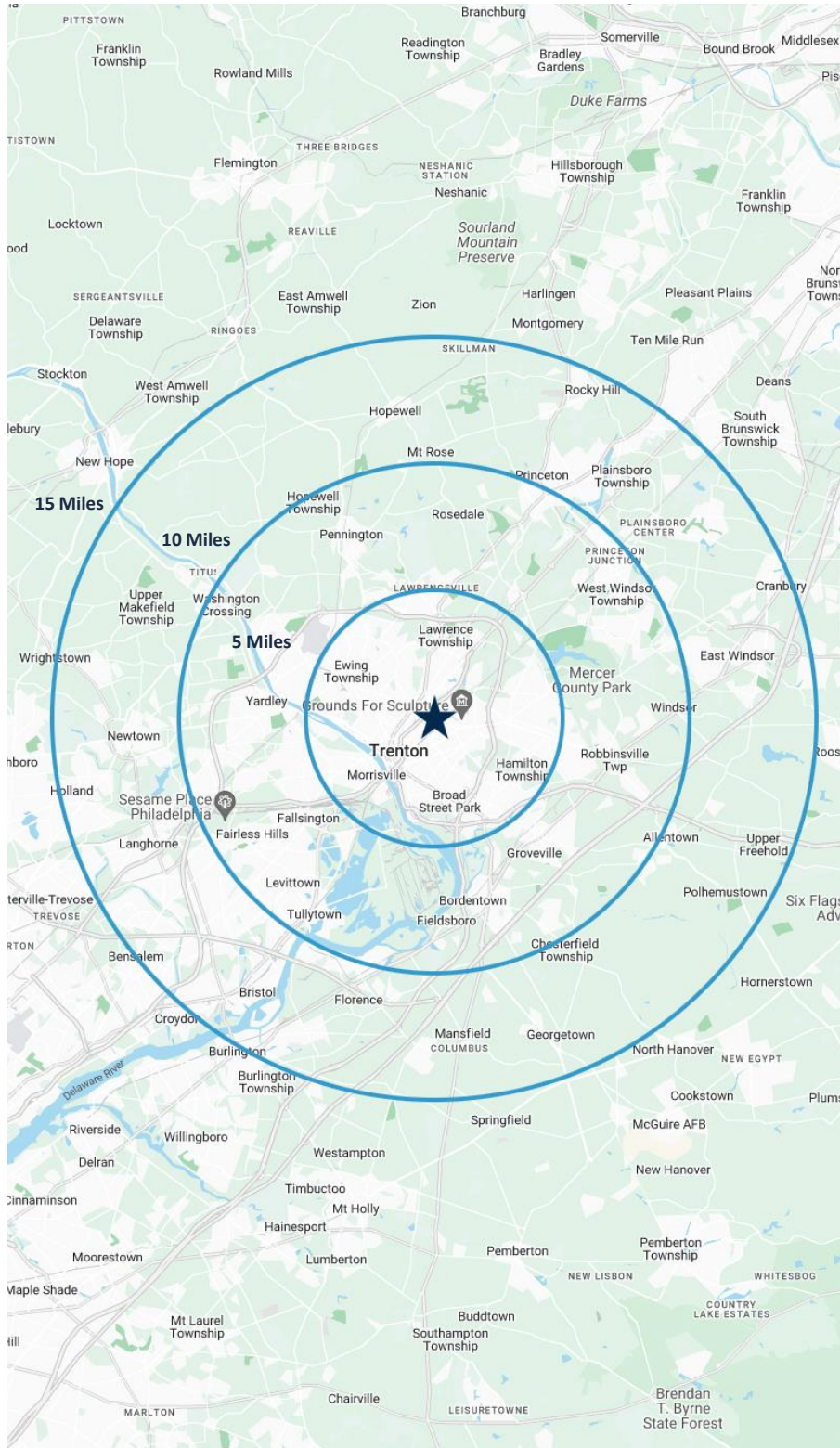
For additional property information or to arrange an inspection,
please contact the exclusive broker:

Nicholas Bio
Associate
973.379.6644 x 233
NBio@blauberg.com



For additional property information or to arrange an inspection,
please contact the exclusive broker:

Nicholas Bio
Associate
973.379.6644 x 233
NBio@blauberg.com



5 MILES

- Total Population: 260,291
- Households: 96,458
- Median Household Income: \$92,820
- Average Household Size: 2.6
- Transportation to Work: 132,131
- Labor Force: 213,634

10 MILES

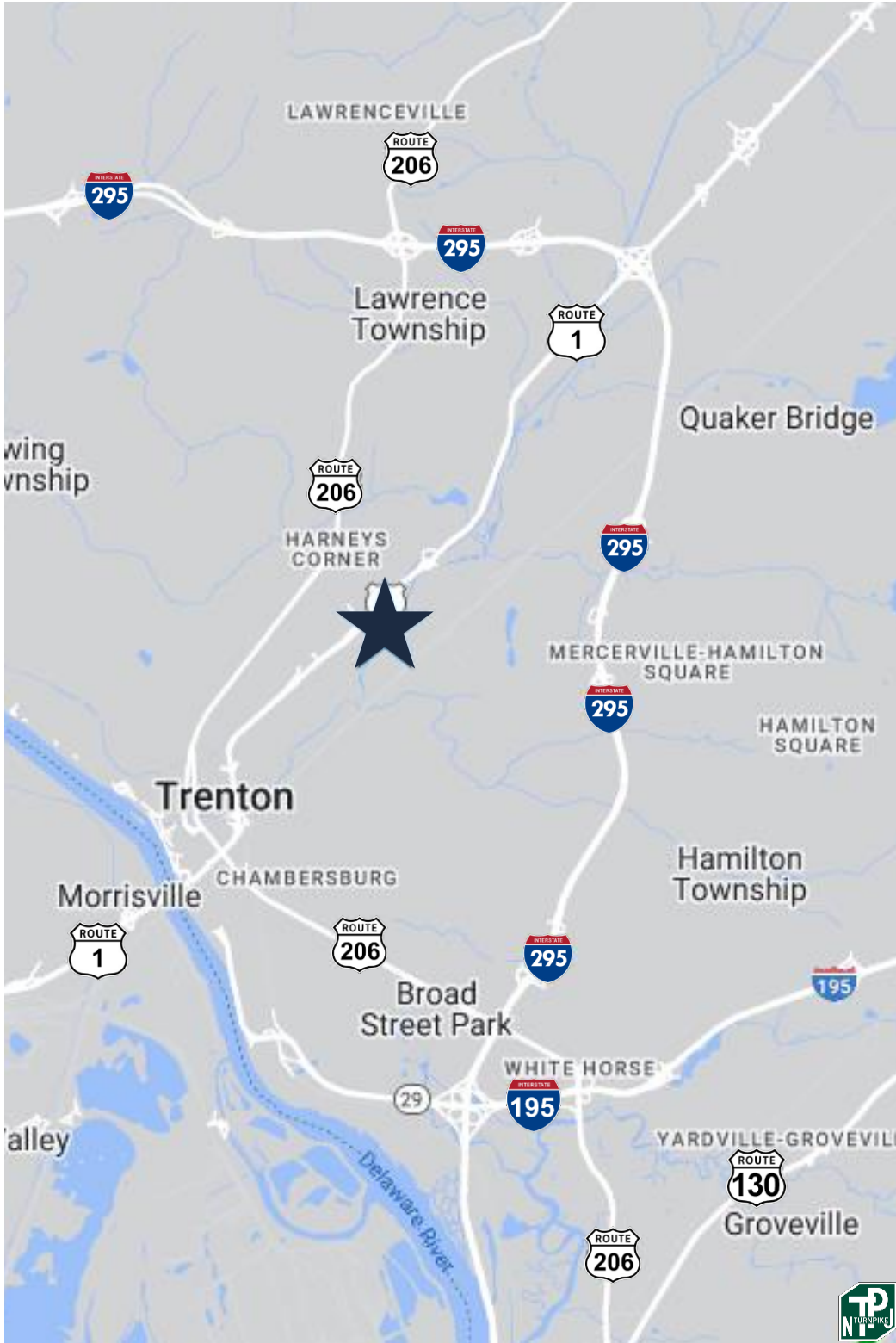
- Total Population: 538,971
- Households: 200,514
- Median Household Income: \$119,777
- Average Household Size: 2.6
- Transportation to Work: 285,050
- Labor Force: 445,769

15 MILES

- Total Population: 908,959
- Households: 343,519
- Median Household Income: \$123,787
- Average Household Size: 2.6
- Transportation to Work: 489,468
- Labor Force: 752,425

For additional property information or to arrange an inspection,
please contact the exclusive broker:

Nicholas Bio
Associate
973.379.6644 x 233
NBio@blaugberg.com



ACCESSIBILITY



±0.3 MI
Route 1



2.5 MI
I-295

For additional property information or to arrange an inspection,
please contact the exclusive broker:

Nicholas Bio
Associate
973.379.6644 x 233
NBio@blauberg.com

The information contained herein has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions, or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.