

403 Route 202 Raritan, NJ 08869
Somerset County

EXCLUSIVE FOR LEASE
2,500 SF Auto Repair Facility



PROPERTY DESCRIPTION

2,500 SF 3 bay automotive repair facility. Three 12’ OH Doors, Office/Waiting Area, Storage Area, Parts Room, High Visibility Location Close to the Somerville Circle, Over 50,000 Vehicles Pass per Day

OFFERING SUMMARY

Price for Lease:	\$28/SF + NNN \$7.50
Lot Size:	.51 Acres 150 x 148
Building size:	2,500 SF
Taxes:	\$13,687. (2024)
Block, Lots:	Blk: 41 Lot: 4
Parking:	Blacktop, Exclusive
Zone:	B-3

PROPERTY HIGHLIGHTS

- Pylon & building signage
- B-3 Zone permitted uses: Auto related, garage, parts store, general business retail, plumbing/HVAC contractors’ shop.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,589	24,469	47,262
Median Age:	38.5	41.8	42.9
Total Population	13,308	65,638	128,056
Average HH Income	103,793	136,492	146,707

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