

NEW PRICE
\$1,384,999



345 E. MIDLAND AVE | PARAMUS, NJ 07652

EXECUTIVE SUMMARY

NAI James E. Hanson is pleased to present, on an exclusive basis, for sale 345 E. Midland Ave, Paramus, NJ 07652 (the "Property") a gas station.

Situated on a ±11,500 SF lot, the Property features a ±1,372 SF building with dual access points for seamless ingress and egress. Positioned along a high traffic count road, it benefits from excellent visibility and steady consumer retail business, making it a sought-after commercial asset.

This is a great opportunity for a low-maintenance, high-visibility asset investment.

CALL LISTING AGENT FOR MORE DETAILS.

PROPERTY SUMMARY

Address	345 E. Midland Ave
Municipality	Paramus
County	Bergen
Block / Lot	5808 / 6
Building Size	±1,372 SF
Lot Size	±11,500 SF / 0.12 Acres
Fire System	Yes - For Gas Pumps
Taxes	\$10,023.81
Zoning	R-75
Parking Spaces	18 (on site)
Traffic Count (VPD)	12,245

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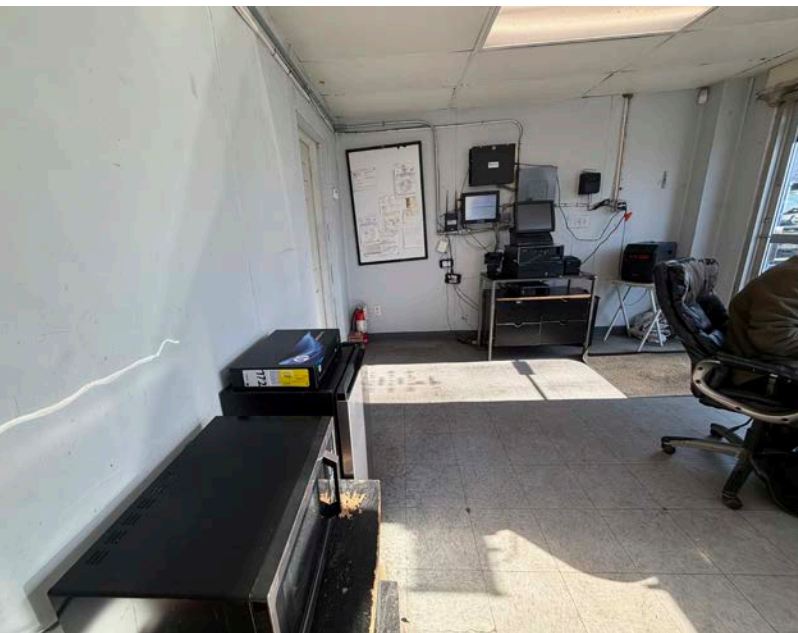
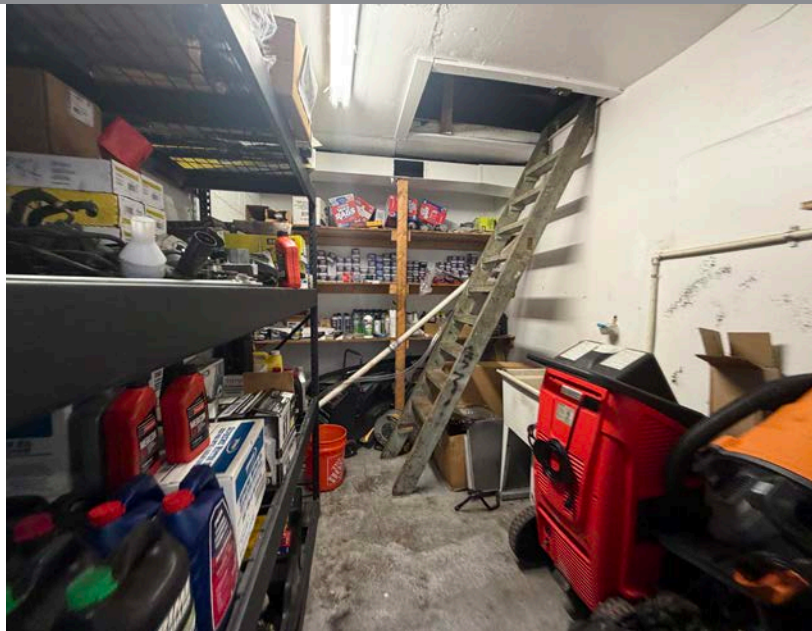
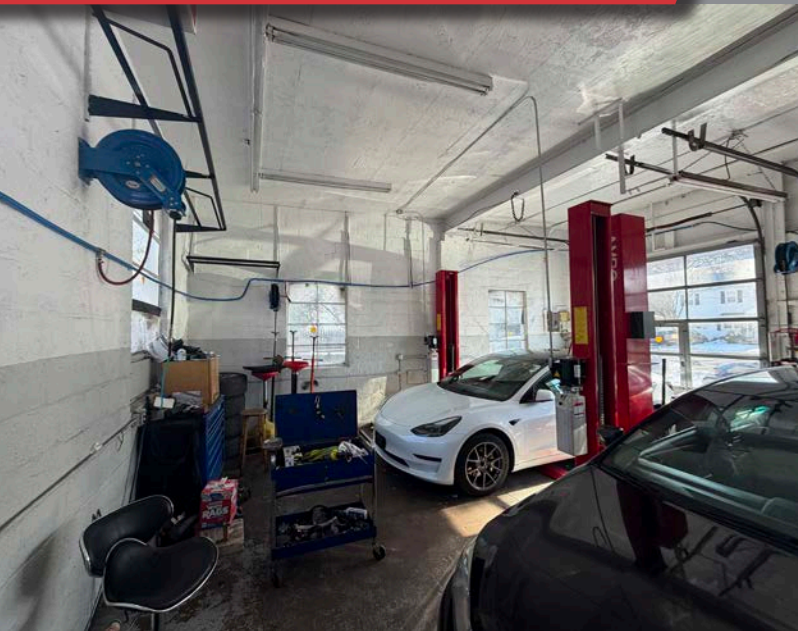
SERVICES OFFERED

Brokerage • Property Management • Corporate Services • Financing • Tenant Representation • Cold Storage • Investment Services

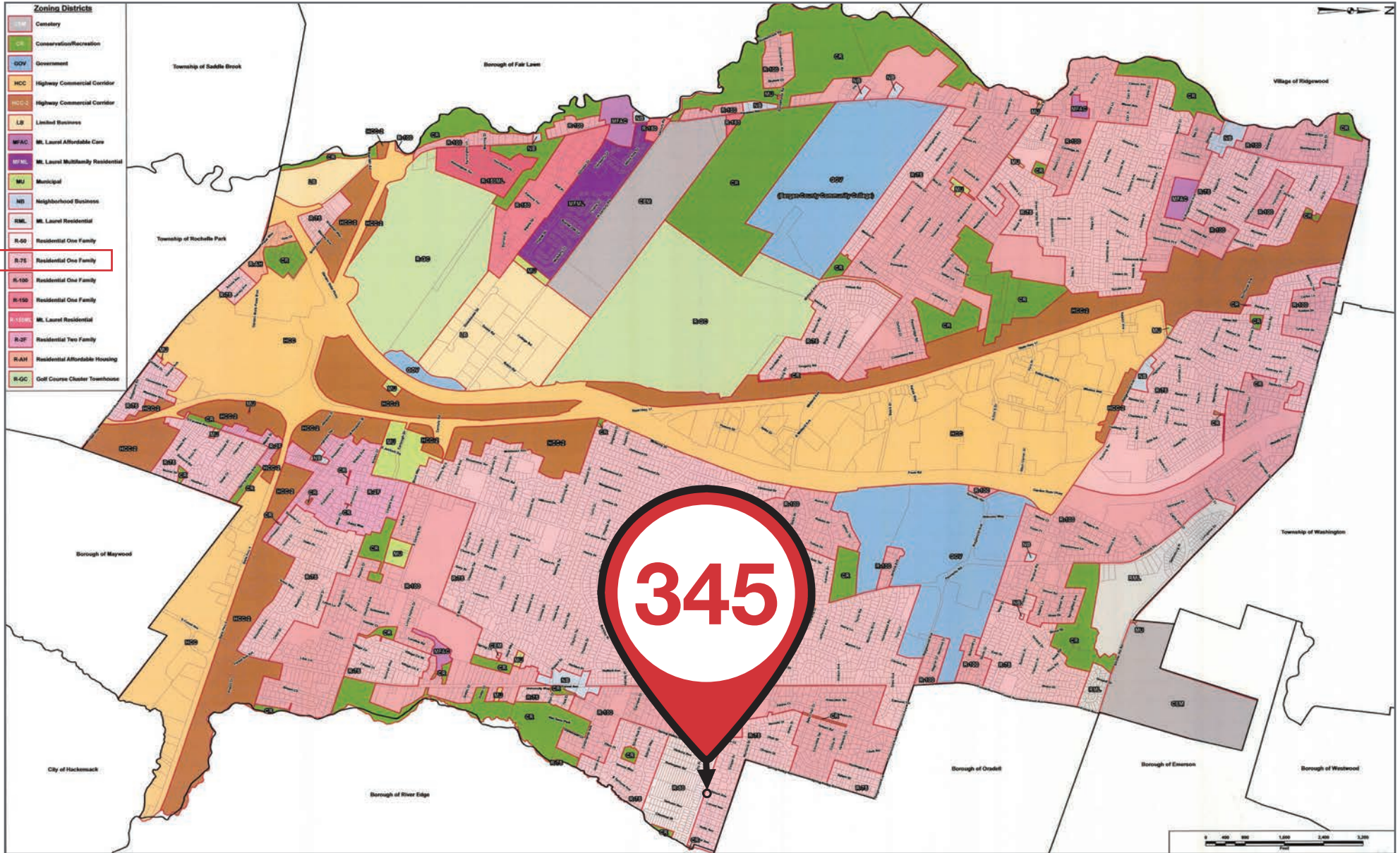
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345 E. Midland Ave
PARAMUS, NJ 07652

PROPERTY
PHOTOS







[CLICK HERE FOR FULL ZONING & REQUIREMENTS](#)

