

10,857 SF

RETAIL / WAREHOUSE



FOR SALE / LEASE



📍 906 Route 22 E., Somerville, NJ 08876

Property Description

- 3,000+ SF Retail / Showroom
- 7,000+ SF Warehouse
- 16' clear ceilings
- 2 tailboard loading
- Front and rear parking lots
- Pylon signage with 50,000 VPD
- Ideal retailers / showroom with a need to warehouse product onsite
- Located in prestigious Somerset County, Central NJ
- High visibility on Route 22 East.
- Close to all major highways (Routes 28, 202/206, I-287 & I-78)

Offering Summary

Price for Sale/Lease	\$2,950,000/\$16/SF+NNN \$7
Lot Size	.70 acre 60 x 309, 202 x 50
Building Size	10,857 SF
Taxes	\$37,790 (2024)
Block, Lots	99, 1.11 & 3
Parking	Blacktop, Exclusive
Zoning	B-5

EXCLUSIVE BROKERS



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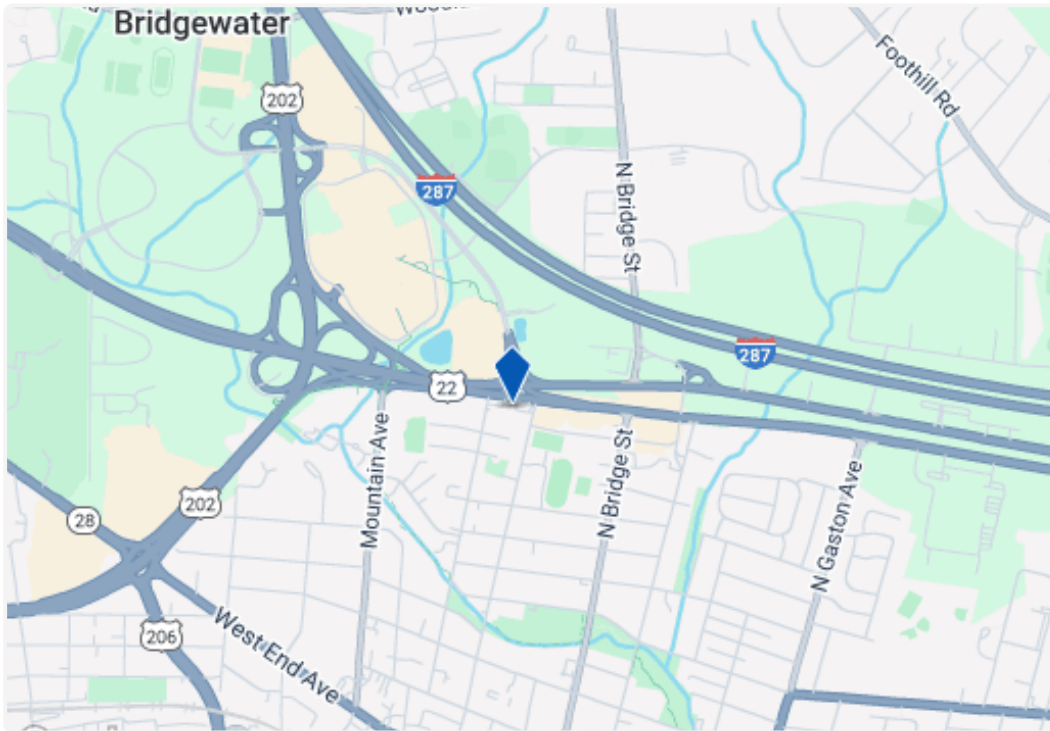


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