

## For Sale

559 Lyons Ave. (aka #555-561 & 215 Coit St.)  
Block 178, Lot 1.01  
Irvington, New Jersey  
±10,000 Sq. Ft. on ± .34 Acre Lot

Bill Hettler  
**732.738.8888**  
[bill@logisticrealty.com](mailto:bill@logisticrealty.com)

**For Sale: Real Estate with OR without Business / Equipment-  
Body Shop, Used Car Sales, Auto Repair Shop, & Towing Service  
OR  
Convert to Wide Variety of Potential Commercial Uses: Industrial, Retail, Office**



Corner Lot at Light / 2 Curb Cuts

### SPECIFICATIONS

**Sq. Ft.:** ± 10,000 SF Total Footprint–  
± 3,000 SF Body Shop  
w/Spray Booth  
± 1,500 SF Lobby/Office  
± 5,500 SF Auto Repair

**Loading:** Two (2) 8 x 10 Ft. Drive Ins

**Ceiling:** 13' Clear to Lowest Truss

**Equipment:** 6 Lifts, Spray Booth,  
Frame Machine, Tire Station, Drive on  
Wheel Alignment Station, Waste Oil  
Heating System, Two Compressors,  
Security System w/Cameras

**Taxes:** \$35,035.08 (2018)



**Sale Price \$ 1,200,000.00**  
**Seller Financing Possible**  
**Accounts Rec. Available**  
**Above \$1.2M Purchase Price**  
**\$950,000 Real Estate Only**

## For Sale

559 Lyons Ave. (aka #555-561 & 215 Coit St.)  
Block 178, Lot 1.01  
Irvington, New Jersey  
±10,000 Sq. Ft. on ± .34 Acre Lot

Bill Hettler  
**732.738.8888**  
[bill@logisticrealty.com](mailto:bill@logisticrealty.com)

**Existing Automobile Sales/Service/Body Shop OR  
Convert to Wide Variety of Potential Commercial Uses: Industrial, Retail, Office**

