



MANUFACTURING/WAREHOUSE PROPERTY

FOR SALE

35,000 SF OF MANUFACTURING/WAREHOUSE SPACE FOR SALE

375 Metuchen Road, South Plainfield, NJ 07080

For More Information, Contact

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THE BLAU & BERG COMPANY

830 Morris Turnpike, Suite 201, Short Hills, NJ 07078

www.blauberg.com

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PROPERTY DESCRIPTION

35,000 SF of Manufacturing/Warehouse Space for Sale

LOCATION DESCRIPTION

Approx. 1.6 miles from I-287

Approx. 4.2 miles from the Garden State Parkway

Approx. 5 miles from NJ Turnpike

OFFERING SUMMARY

Sale Price:	\$1,500,000
Building Size:	35,000 SF

PROPERTY HIGHLIGHTS

- 3.64 Acres (Block 255, Lot 7.01)
- 56 Free Surface Parking Spaces
- Land SF: 158,645
- Taxes: \$1.54/SF (2018)
- Year Built: 1952
- Zoning: M3
- Ceiling Height: Varies
- Drive-Ins: 1

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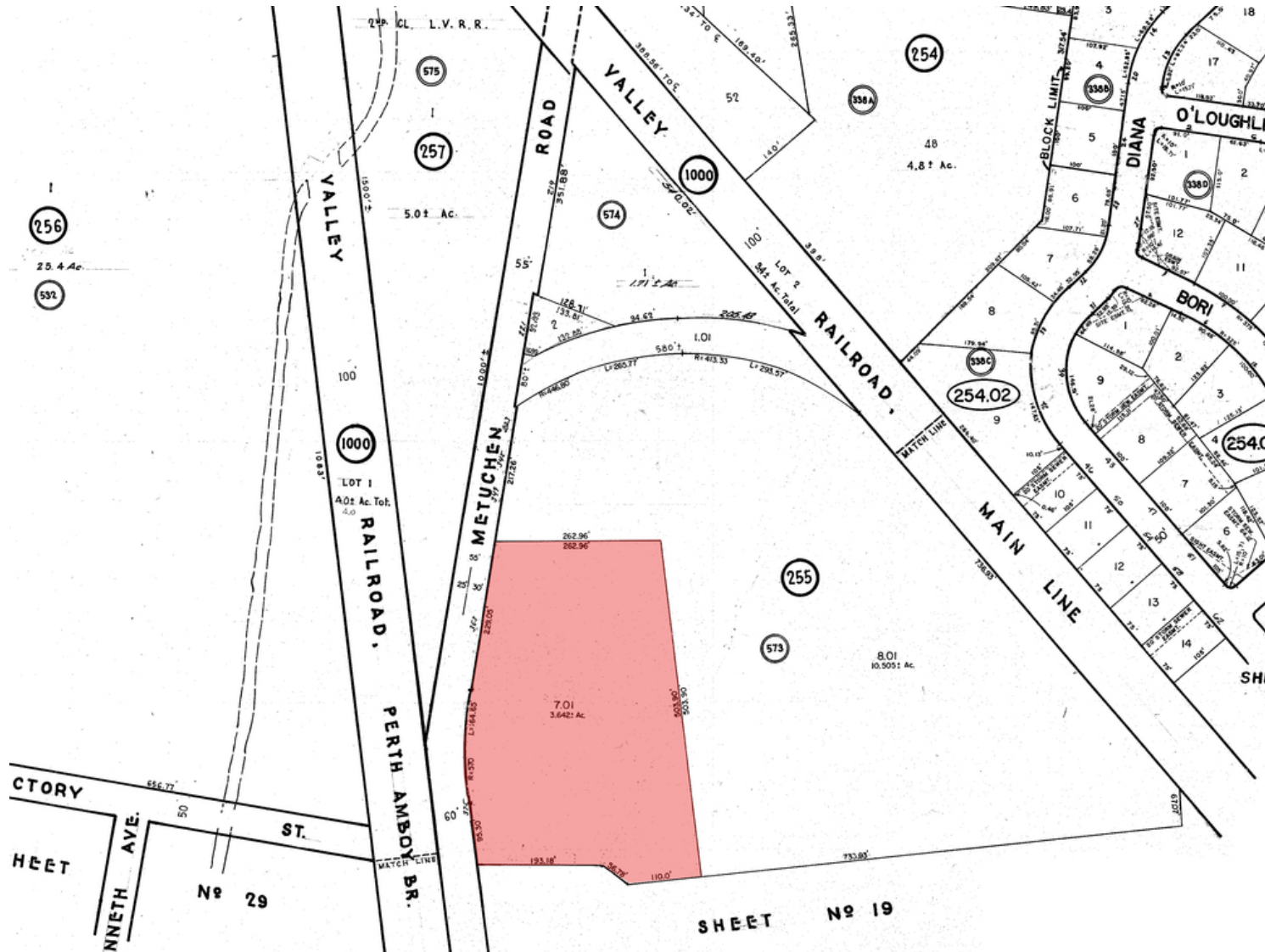
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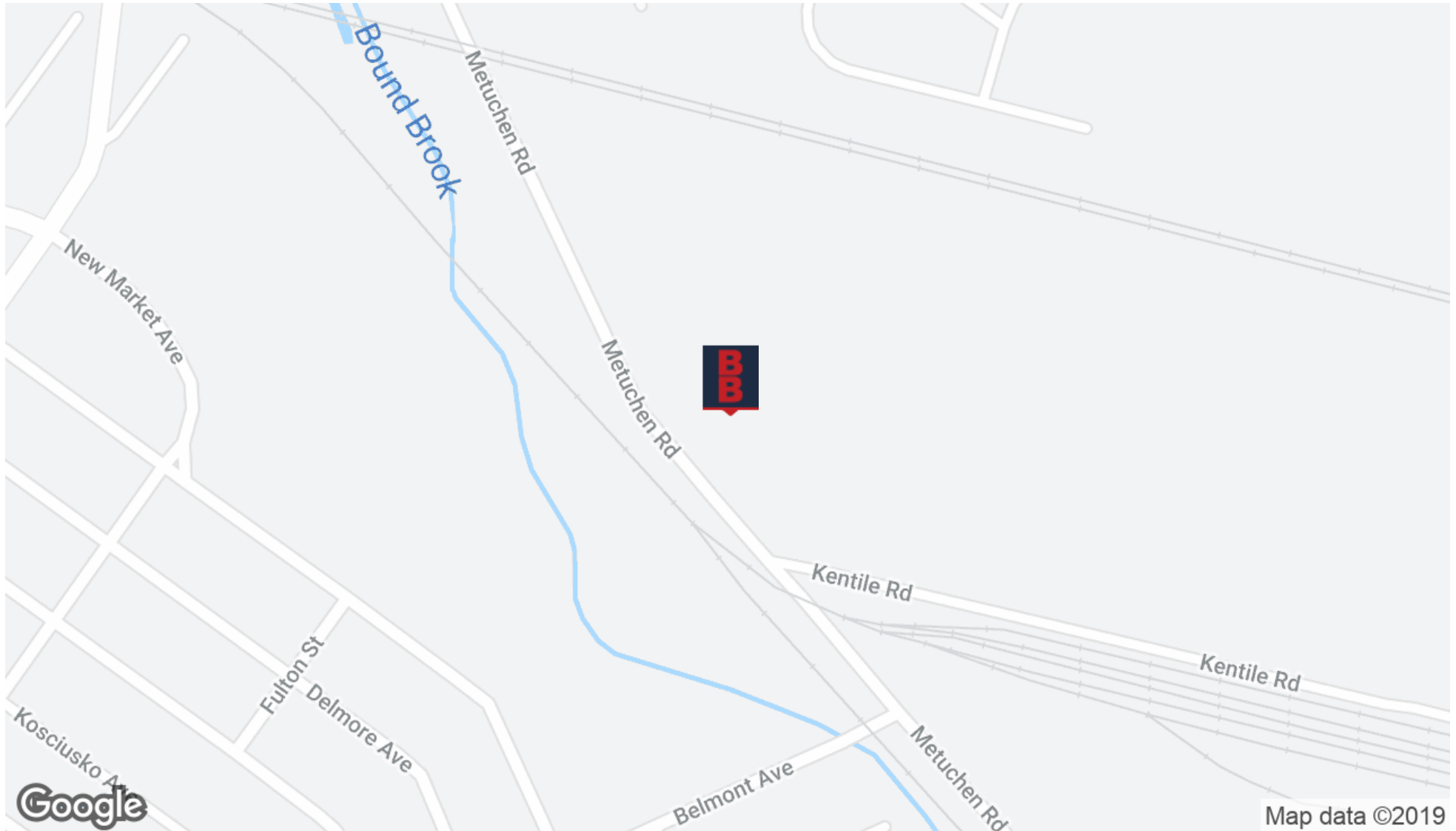
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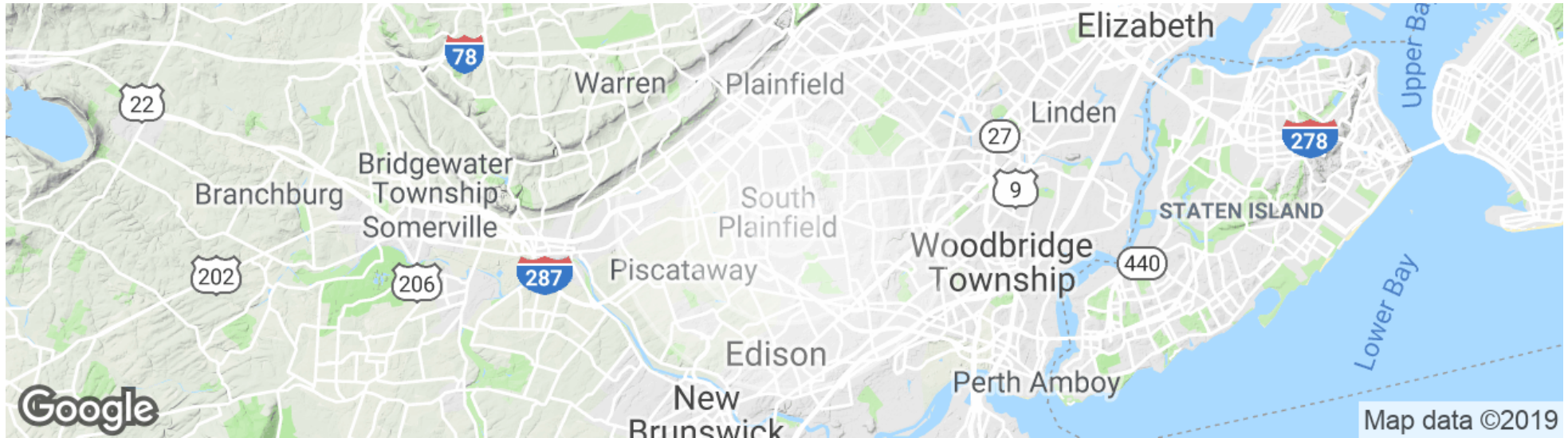
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	8,048	104,393	323,162
Median age	39.6	37.4	36.9
Median age (Male)	39.4	36.5	35.7
Median age (Female)	40.5	38.3	37.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,630	34,942	107,119
# of persons per HH	3.1	3.0	3.0
Average HH income	\$100,306	\$101,760	\$99,774
Average house value	\$380,191	\$402,432	\$398,166

* Demographic data derived from 2010 US Census

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