

ELIZABETH, NJ

12,000 + / - SQ FT. INDUSTRIAL WAREHOUSE

CONTACT EXCLUSIVE BROKER HENRY TORRES

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Executive Summary

719-725-727 New Point Rd. // Elizabeth, NJ

Team Resources, as exclusive agent, is pleased to present this two-story property of +/- 12,000 Sq. Ft. multi-tenant manufacturing warehouse for sale.



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Property Description				
Acreage:	0.35 +/- acres			
Total Building Size:	12,000 +/- sq. ft. on two floors			
	(approx. 6,000 sf per floor)			
Office Space:	TBD			
Ceiling Height:	16' (being confirmed)			
Loading Doors:	2 tailboard doors			
Parking:	10 cars			
Sprinklers:	wet			
Heat:	Gas			
Power:	Heavy			
New Sale Price:	\$1,499,000			
Estimated Taxes:	\$1.46 +/- psf			



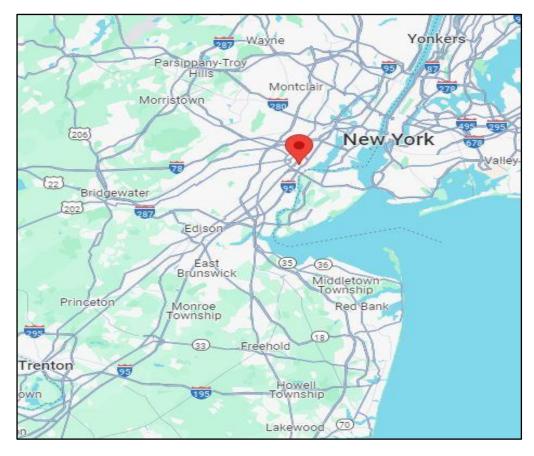
All information furnished is from sources deemed reliable, however we have not verified it and it is submitted subject to errors, omissions, change of price, prior sale or lease, or withdrawal without notice. No representation is made as to zoning, physical condition, fire sprinkler adequacy or environmental status of any property and prospective purchasers/tenants are <u>urged</u> to conduct whatever independent investigation they, their attorneys and advisors deem necessary to confirm that a property is suitable for the intended use. Any commission due cooperating brokers are subject to all terms and conditions upon which we and every finance.

PHOTOS

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PROXIMITY TO KEY LOCATIONS

Port Newark	7 +/- miles	Goethals Bridge	2 +/- miles
Lincoln Tunnel	16 +/- miles	GW Bridge	24 +/- miles



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