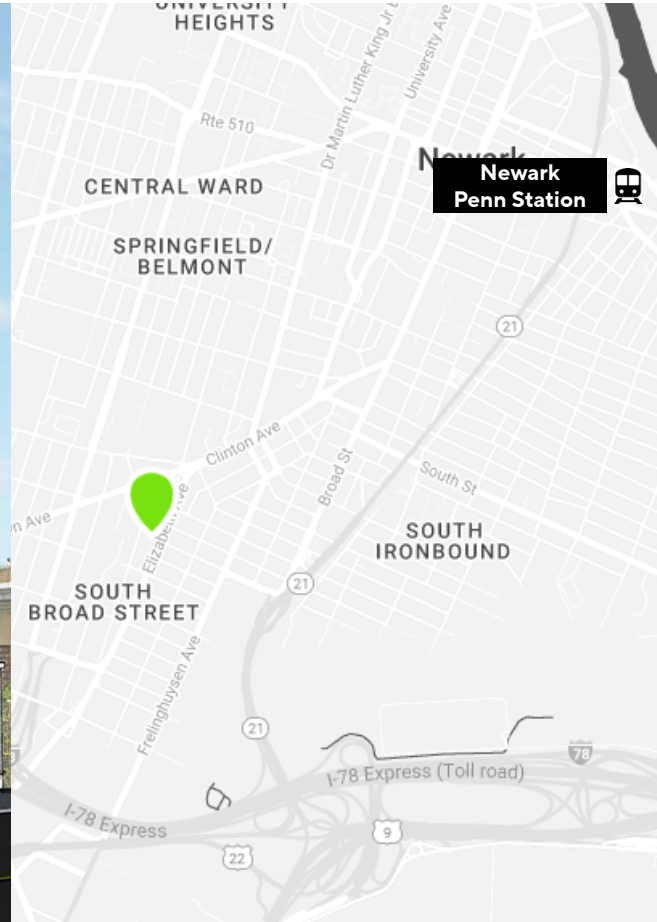


EXCLUSIVE LISTING



OFFERING PRICE

CALL TO INQUIRE

PROPERTY DESCRIPTION

BLOCK & LOT:	2672 / 14-16
COUNTY:	Essex
LOT SF:	10,835 SF
APPROVED STORIES:	5
APPROVED GBA:	47,792 SF
APPROVED RESIDENTIAL UNITS:	29
APPROVED COMMERCIAL SF:	2,000 SF
RE ASSESSMENT (2022):	\$276,000
RE TAXES (22/23):	\$9,158

PROPERTY HIGHLIGHTS

- Development Opportunity
- 20-Year Tax Abatement
- Approved Plans
- R-3 Zoning
- 29 Residential Units (15 One-Bedroom & 14 Two-Bedroom)
- 2,000 Square Feet of Ground Floor Commercial Space
- Located on Major Commercial Artery of South Newark

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