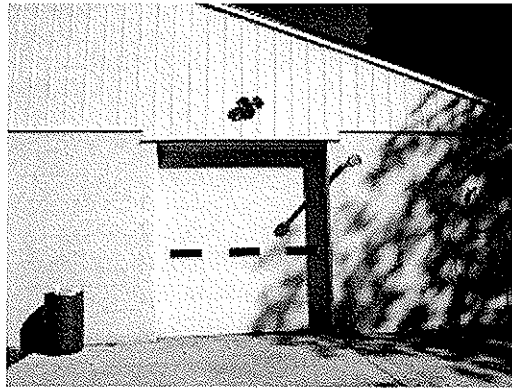


Somerset Hillsborough Twp. (2710) 50 Old Camplain Rd List Price: \$1,500 / PSqFt:\$0.00

Commercial Agent Full Report



MLS#: 3067582 Section: LP: \$1,500 / PSqFt:\$0.00  
 Status: A ZN: I1 OLP: \$1,500  
 ZIP: 08844-4228 BSqFt: 6000 SP:  
 RZIP: ASqF: 1500 SpSqf: \$0.00  
 Block: OSqFt: 175 FSOL: L  
 Lot: Acres: 1.43 LD: 08/17/2013  
 Suite #: LtSz: 1.43 ACRE XD: 12/31/2013  
 Bldg #: 50 CLR: UCD:  
 #Units: ZnCpl: Yes AntCd:  
 #Apts: GSMLS.com: Yes CD:  
 TFB: THB: ADM: 14  
 #1Br: #2Br: DOM: 14  
 #3Br: #4Br: Terms:  
 YB/Desc/Ren: 1975 / Approximate / SDA:  
 Type: Industrial Complex - Light, See Remarks OCD:

Directions: RT 206 SOUTH FROM CIRCLE TO LEFT AT OLD CAMPLAIN ROAD, BLDG ON RIGHT  
 Remarks: UNBELIEVABLE: 1500 SF WAREHOUSE/SHOP WITH YARD, IDEAL CONTRACTOR, 12' CEILINGS, 10X10 DRIVE IN, SMALL OFFICE, BATH, HEAT, \$1500. MTH PLUS UTILITIES

GENERAL INFORMATION

Ceil: 12 #Docks: 0  
 #Lav: 1 MaxHt: 10 #OH Doors: 2 #Strs: 1  
 Bsmt: No/ Locat: Freestanding, Industrial Park, See Remarks  
 Equip: See Remarks Parking: Off-Street Parking, Parking Lot-Shared  
 Salinc:  
 Prior Use: WAREHOUSE  
 Permitted Use: WAREHOUSE

UTILITIES

Cool: See Remarks Sewer: Public Sewer  
 Heat: 1 Unit, Radiant - Electric Utilities: Electric, Gas-Natural  
 Fuel: Electric, Gas-Natural Water: Public Water

FINANCIAL INFORMATION / TAX INFORMATION

GOI: \$ TOE: \$ NOI: \$ UtilPay: \$ Taxes: \$/ LndAsmt: \$  
 MFE: CapRt: CAM: FarmAsm: TaxRt: / BidAsmt: \$  
 Easement: Unknown / TotAsmt: \$

LEASE INFORMATION

LndLrd Wrk: NO Free Rent: No LseTyp: Modified Avail: Negotiable  
 LseTrm: 3-5 Year Minimum T/L Com: Landlord Pays Commission  
 Pre Rent Req: CREDIT APPLICATION  
 Leselnc: See Remarks  
 Tenant Pays: Electric, Heat, Hot Water, See Remarks, Snow Removal, Trash Removal  
 Owner Pays: See Remarks

SHOWING INFORMATION

Owner: ON FILE Sign: Yes  
 Instr: DELUCCIA COMMERCIAL GROUP: CALL TIM DELUCCIA 908-938-6405 Posses: BY AGREEMENT  
 Show: See Showing Instructions

LISTING OFFICE INFORMATION

ListOff: C-21 VAN SYCKEL- GOLDEN POST (4333) Ph:732-560-0200 Fax: 732-805-0821  
 ListAgt1: TIM DELUCCIA (210255) Ph:908-938-6405 Fax: 732-518-7979  
 BREL: Disclosed Dual Agent BB:1/2 mo-\$75 SB: 0 TB:1/2 mo-\$75  
 LType: Exclusive Right to Sell Photo: Broker/Agent to Provide

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\*\*Info. deemed RELIABLE but not GUARANTEED - ALL Room Sizes are Approx.\*\*

TIM DELUCCIA