

OWNER OCCUPANT/INVESTMENT PROPERTY

**FOR SALE**

**ROSE**  
COMMERCIAL REAL ESTATE

**119 EAST MAIN STREET  
MOORESTOWN, NJ**

**EXCLUSIVE LISTING**



|                              |   |
|------------------------------|---|
| <b>Property Description:</b> | Landmark building for owner occupant or Investor  |
| <b>Building Size:</b>        | 6,294 +/- SF Building #1<br>680 +/- SF Building #2<br><hr/> 6,974 +/- SF Total  |
| <b>Lot Size:</b>             | .68 acres (110' x 270')   |
| <b>Block/Lot:</b>            | 4406/12   |
| <b>Sale Price:</b>           | Call for Information  |
| <b>Taxes:</b>                | \$21,166 (2016)   |
| <b>Zoning:</b>               | CRO - Commercial Retail Office  |
| <b>Comments:</b>             | <ul style="list-style-type: none"><li>• Currently occupied by a credit tenant paying market rent</li><li>• Major recent renovations Inside and out including new HVAC</li><li>• Abundant off street parking</li><li>• Main Street exposure</li><li>• Rare Opportunity</li></ul> |

*For Further Information, Please Contact:*

**Brett Davidoff (Ext. 27)**

**(856) 985-9522**

**[bdavidoff@rosecommercial.com](mailto:bdavidoff@rosecommercial.com)**

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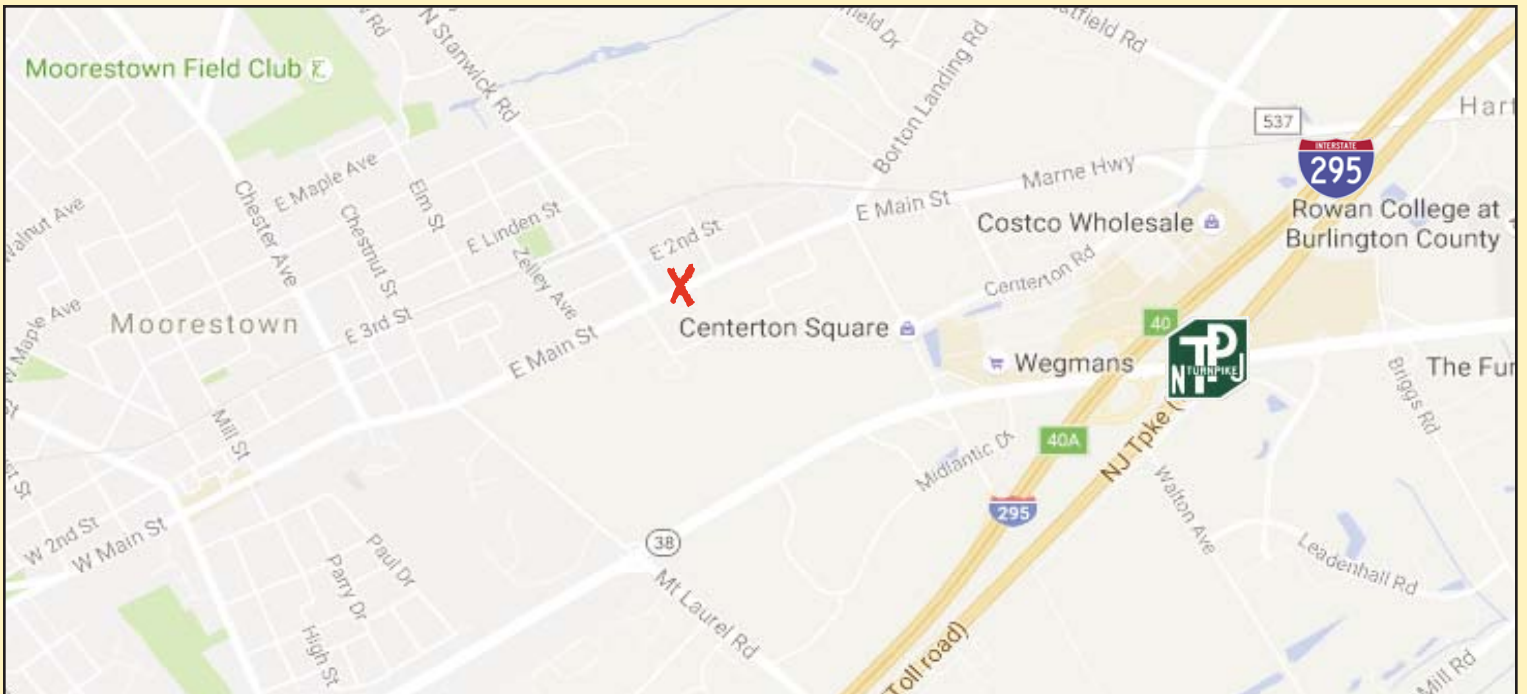
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