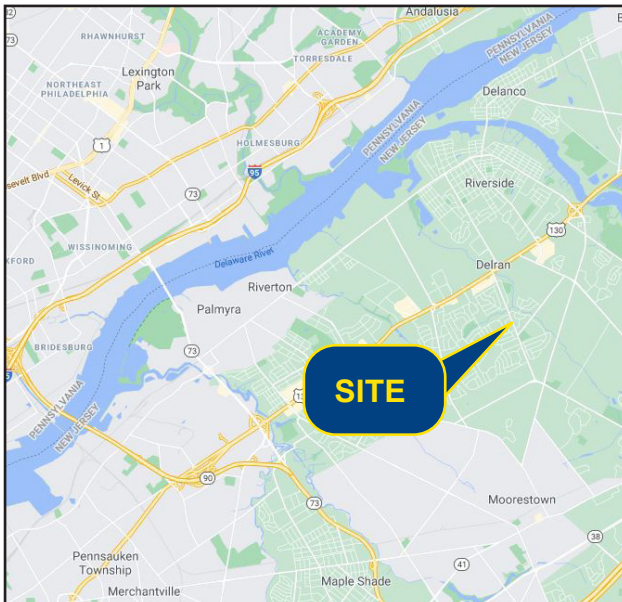




EXCLUSIVE LISTING 73 & 79 HARTFORD ROAD, DELRAN NJ FOR SALE

(856) 985-9522 • ROSECOMMERCIAL.COM

73 & 79 Hartford Road, Delran NJ



Property Description:

Lot Size:

Taxes:

Zoning:

Sale Price:

Comments:

Truck Storage and Repair Facility

7.6 acres

\$20,435.00 (2020)

Neighborhood Commercial (NC)
Agricultural (A)

\$3,000,000.00

- 6,000 +/- SF repair facility/garage and 2 additional buildings on site
- Less than 1/4 mile to US Route 130, Nearby Route I-295 and Philadelphia bridges
- Currently income producing
- Situated in redevelopment zone with potential for residential, commercial or institutional uses

Ira Taylor (Ext. 34)

itaylor@rosecommercial.com

Office: (856) 985-9522 | Cell: (856) 296-6550

Rose Commercial Real Estate is a full service commercial real estate firm, specializing in all facets of the industry ~ representing buyers and sellers, landlords and tenants as well as investors both big and small. Key to our growth is experience combined with in depth understanding of the South Jersey real estate market. But that alone is only a part of the comprehensive service we provide clients. With our unique **CIRCLES FOR SUCCESS** and start-to-finish commitment, we make things happen.

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AREA / RETAIL MAP & DEMOGRAPHICS



DEMOGRAPHIC SUMMARY

POPULATION	1 MILE	3 MILE	5 MILE
2020 Total	6,189	59,126	192,023
HOUSEHOLD			
2020 Total Households	2,518	21,510	68,650
Average Household Income	\$119,682.00	\$110,613.00	\$104,524.00
TRAFFIC COUNT	10,273 +/- Vehicles Per Day (Bridgeboro Road Cross Street)		