



**17 Roosevelt**  
**Marmora, NJ 08223**

**Asking \$999,900.00**

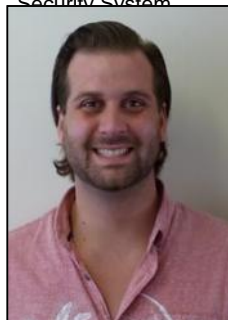


**COMMENTS**

LOCATION, LOCATION, LOCATION!!! Prime, highly visible, 3 story real estate in Upper Township that offers maximum exposure and tons of possibilities for your established and/or growing business. Just minutes to Ocean City and Garden State Parkway access. This amazing property would make an ideal location for an Attorney, Realtor, Architect or any professional office. Please check Property Disclosure and Lead Based Paint info attached in Associated Documents. Metal roof installed in 2014, 1st floor has 4 rooms plus 1 full bath and beautiful eat-in kitchen. 2nd floor has 4 large rooms and 1.5 Baths and stairs to attic. Basement has several rooms with a Utility Room with Washer and Dryer. Floor plan in office. Business is relocating to 22 Norwood, Marmora, NJ 08223

**PROPERTY DETAILS**

|                     |                       |                |              |
|---------------------|-----------------------|----------------|--------------|
| Exterior            | OutsideFeatures       | ParkingGarage  | OtherRooms   |
| Other (See Remarks) | Sign                  | 6 To 10 Spaces | Utility Room |
| Hardie Board        | Security Light/System |                |              |
|                     | Security Camera       |                |              |
| InteriorFeatures    | Heating               | Cooling        | HotWater     |
| Display Window      | Gas Natural           | Central        | Air Gas      |
| Restroom            | Multi-Zoned           | Conditioning   |              |
| Security System     |                       | Multi-Zoned    |              |



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