



6636 Black Horse Pike  
 Egg Harbor Township, NJ 08234

Asking \$750,000.00



### COMMENTS

High traffic location in Egg Harbor Twp. This building offers 3000+ sq ft of showroom and retail space, office, employee break room and two bathrooms. Outside entrance to one bedroom and 1.5 bath above. Can be rented out as residential or use as extra storage. The purchase of this building also include OWNED solar panels. The two vacant buildable lot adjunction to this building is also for sale and can be purchase as a bundle MLS# 586993. Buyer to do their due diligence to contact the EHT code enforcement with all questions. AS-IS with the buyer responsible for all permits, certifications and CO. Inspection will be for the buyer's informational purposes only. This building is also available for lease MLS# 586990. Photos were taken prior to the business retired.

### PROPERTY DETAILS

|                                      |   |                                    |   |
|--------------------------------------|---|------------------------------------|---|
| Exterior<br>Brick<br>Stone           | OutsideFeatures<br>Sign                       | ParkingGarage<br>11 or More Spaces | InteriorFeatures<br>Display Windows<br>Restroom<br>Security System<br>Smoke/Fire Alarm<br>Storage |
| Heating<br>Forced Air<br>Gas-Natural | Cooling<br>Central<br>Electric<br>Multi-Zoned | HotWater<br>Gas                    | Water<br>Public   |
| Sewer<br>Public Sewer                |   |                                    |   |

