

Little Silver **Fully Furnished Office** *For Lease*



ADDRESS: 34 Sycamore Avenue, Unit 2F, Little Silver

DESCRIPTION: Second floor office condo consisting of approximately 750 (+/-) rentable square feet with three offices, reception area and a kitchenette.

This space can be delivered furnished.

ZONING: B1

PARKING: Shared on site in private lot.

HVAC: Separately controlled and metered gas fired FHA and A/C. HVAC was completely replaced in June 2017

AVAILABLE: Immediately

ASSESSMENT:

Land	\$ 68,100
Improvements	<u>\$105,800</u>
Total	\$173,900

2018 TAXES: \$3,450

SALE PRICE: \$169,000

LEASE PRICE: \$1,750 per month + plus utilities
Minimum of a 2 year lease

This information is provided for informal discussion purposes only and is subject to error, modification and withdrawal without notice. All information should be independently confirmed.

CHARLES J. FRANK
LICENSED REAL ESTATE SALESPERSON
BROTHERS COMMERCIAL BROKERAGE, INC.
227 E BERGEN PLACE, SUITE 3 • RED BANK, NEW JERSEY 07701 • 732-747-5575
charles@thesavvybroker.com