



Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500



36823.00

oc17@BergerRealty.com

1051 Sherman Ave, Vineland, NJ, 08360

Price \$3,500,000.00



#### PROPERTY DETAILS **Total Rooms** Bedrooms 0 **Baths Full** 0 **Baths Half** 0 Year Built Type **Block Number** 7001 Listing # 597877

# **COMMENTS**

Taxes

Turnkey investment property in Vineland?s premier business corridor. This is an exceptional opportunity to acquire a 10,000 sq ft modern office building located in one of Vineland?s most established and highly trafficked professional parks. Built in 2006, the property is 88% tenant-occupied with stable, long-term tenants on fair market NNN leases, offering strong and immed...

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Exterior Brick	ParkingGarage 11 or More Spaces	InteriorFeatures 220 Volt Electricity Handicap Features	Basement Slab
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Heating Cooling HotWater Water Gas-Natural Central Flectric Public

Multi-Zoned Multi-Zoned

Sewer **Public Sewer** 

#### CONTACT

Ask for Christopher Malinowski Berger Realty Inc 1670 Boardwalk, Ocean City

Call: 267-255-5000

Email to: cma@bergerrealty.com





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#### PROPERTY FEATURES

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