



Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300 info@bergerrealty.com



206-208 Route Us 9 S, Marmora, NJ, 08223

Price \$3,750.00



Total Rooms	
Bedrooms	0
Baths Full	0
Baths Half	0
Year Built	2021
Туре	
Block Number	600
Listing #	602206
Taxes	40930.00

PROPERTY DETAILS

# **COMMENTS**

Unlock big potential with this power-packed 1,950 SF flex/warehouse unit in prime Marmora—built in 2021 and ready for you to "load up" on growth. Featuring appx 20\' ceilings, a 14\' x 12\' automatic overhead door, durable metal construction, mini-split HVAC, ADA restroom, and reliable Reznor-style warehouse heat, this space is built to work as hard as vou do. With w...

### **PROPERTY FEATURES**

Exterior See Remarks	OutsideFeatures Restrooms Security Light/System Sign Truck Door	ParkingGarage 1 to 5 Spaces Assigned Off Street Other (See Remarks) Paved	InteriorFeatures Other (See Remarks) Restroom Security System Smoke/Fire Alarm Storage
Basement Slab	Heating Forced Air Gas-Natural See Remarks Space/Wall/Floor	Cooling Wall Units	Water Well

Sewer Septic

# CONTACT

Scan to see Property page.



**Ask for Carol Cawley** Berger Realty Inc 1330 Bay Avenue, Ocean City Call: 609-760-3809 Email to: clc@bergerrealty.com







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### PROPERTY FEATURES

Exterior	OutsideFeatures	ParkingGarage	InteriorFeatures
See Remarks	Restrooms	1 to 5 Spaces	Other (See Remarks)
	Security Light/System	Assigned	Restroom
	Sign	Off Street	Security System
	Truck Door	Other (See Remarks)	Smoke/Fire Alarm
		Paved	Storage
Rasement	Heating	Cooling	Water

Slab Forced Air Wall Units Well Gas-Natural

See Remarks Space/Wall/Floor

Sewer Septic



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