

**Commercial Property
Development Site
Retail/Office**

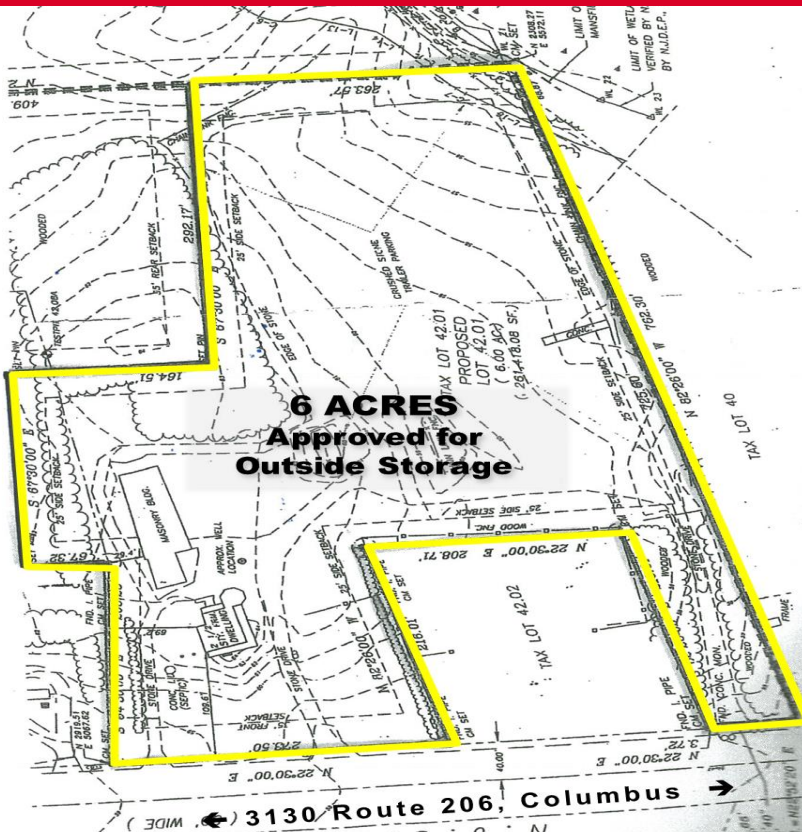
6+/- Acres Land

For Sale: \$850,000

Lease: \$10,000/month

**Zoned:
Highway Commercial**

3130 Route 206, Columbus NJ 08022



**Industrial Commercial
Ideal for Storage or
Trailer Parking**

- 3130 US Rt. 206 is Vacant Land
- Outside Trailer Parking; approved for 100 Trailers
- Situated in the Township of Mansfield, Burlington County
- Block 24, Lot 42.01
- Zoned: C-2 Highway Commercial
- Taxes: \$10,029.50
- Located on State Highway 206 in Mansfield Township with easy access to Interstate 295 and the New Jersey Turnpike (close to exit 7).

Contact: Jerry Fennelly

www.Fennelly.com | **609.520.0061** | Fennelly@Fennelly.com

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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

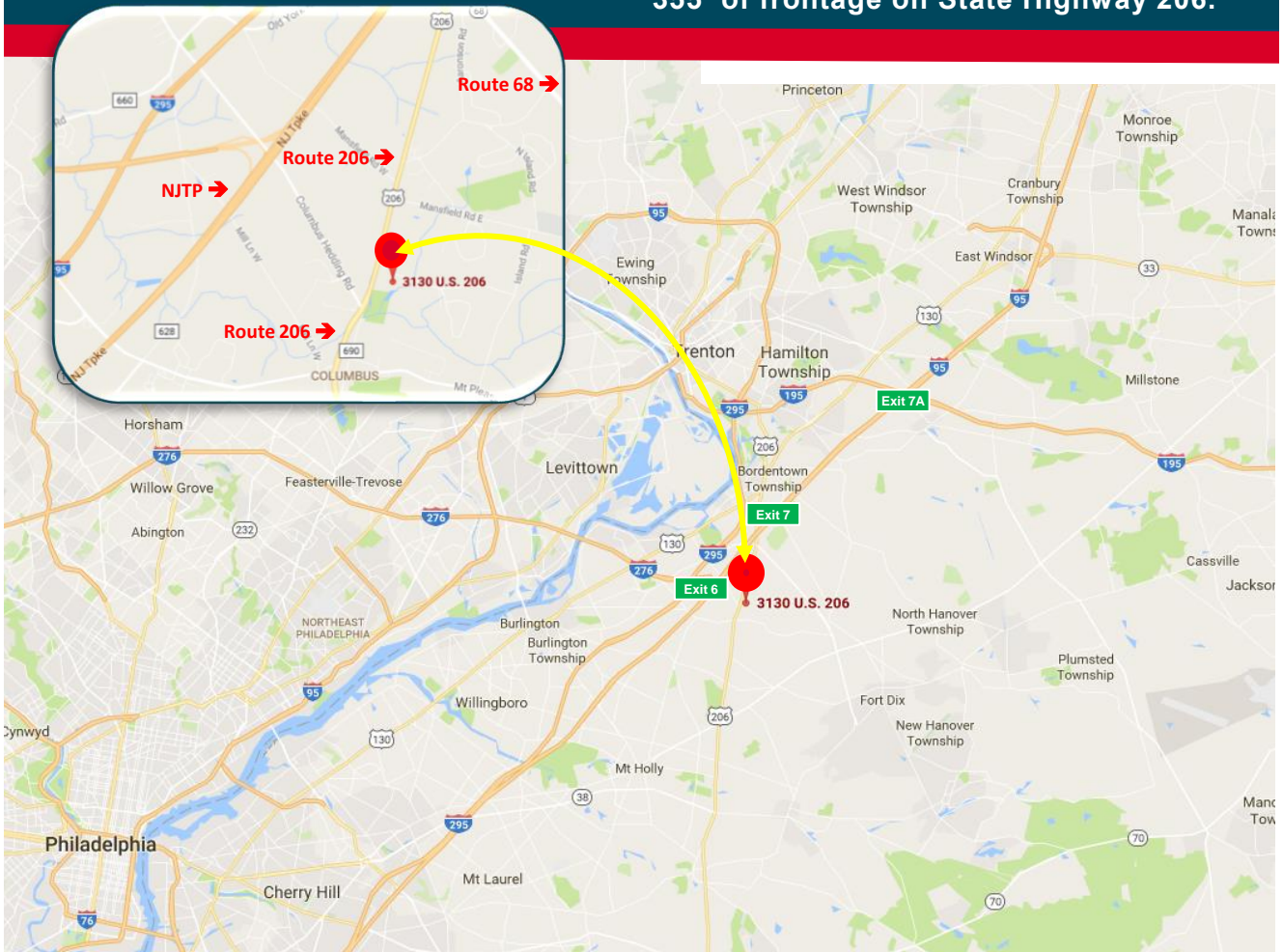
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PERMITTED USES:

Retail
Drugstores
Restaurants
Shopping Center
Office
Medical
Day Care
Sports/Entertainment
Car Dealership and
Auto Repair



The site is irregular in shape with 355' of frontage on State Highway 206.

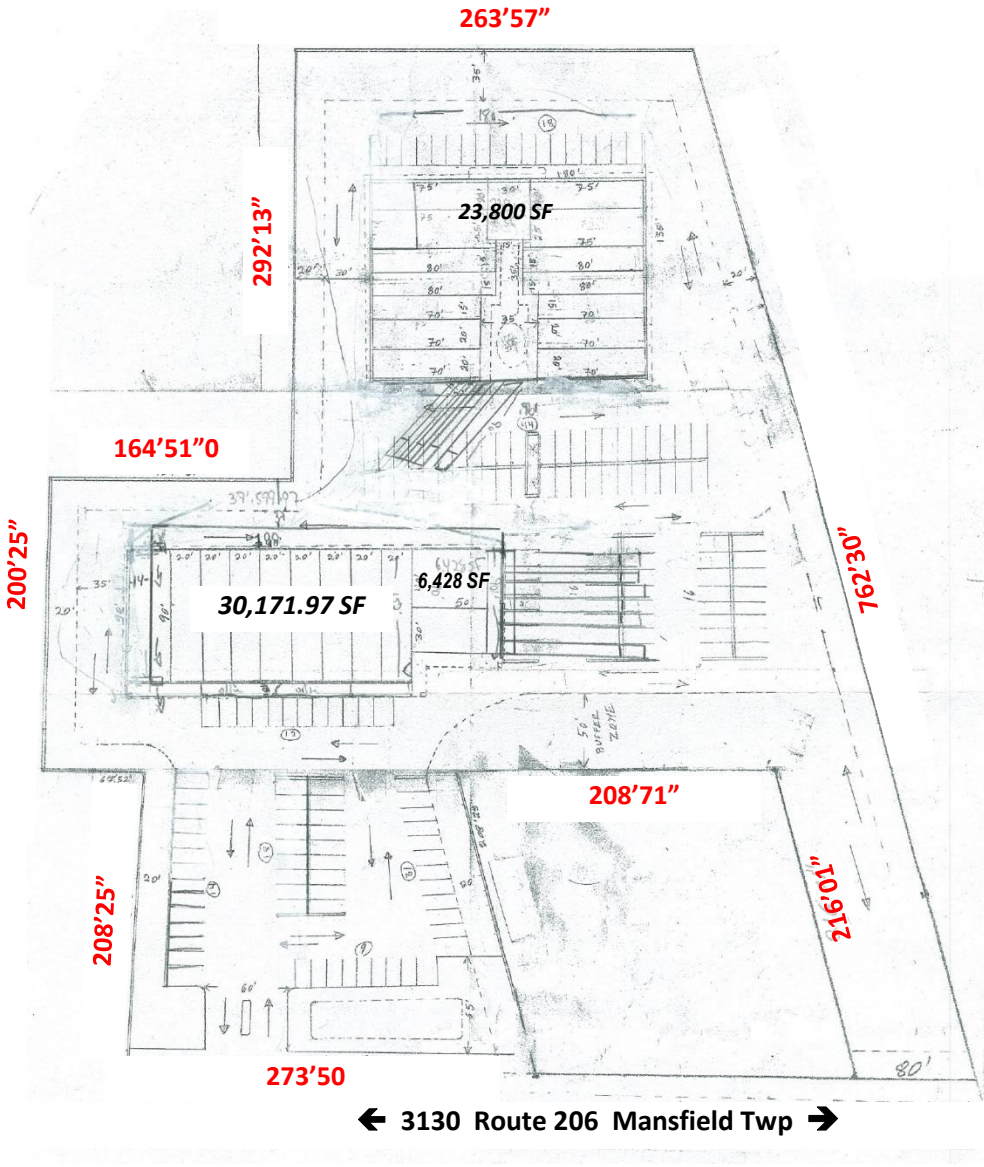


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Two Buildings – Estimated 53,972 SF

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