

Available for Sale

16,700 SF OFFICE BUILDING

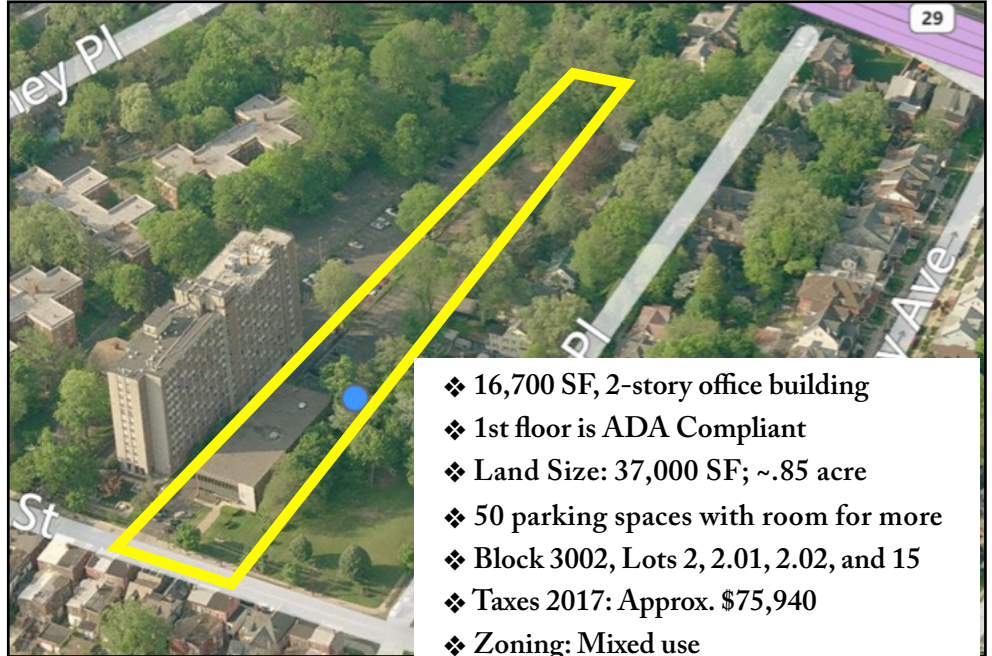
495 WEST STATE STREET, DOWNTOWN TRENTON, NJ

Two blocks from the State House District.

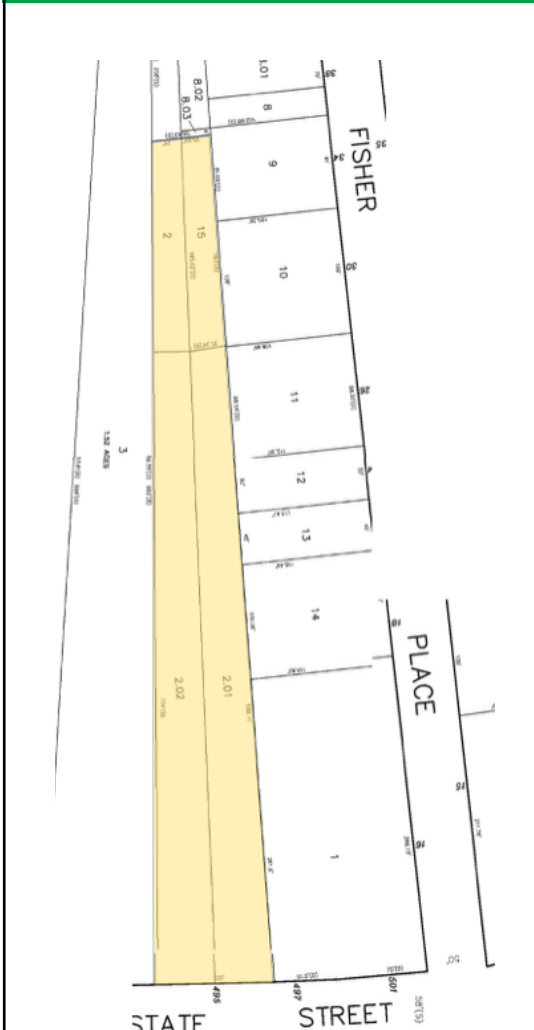
Easily Accessible from Route 29, with quick connections to Interstates 195, 95, 295, and Routes 129, 1.

Ideal for a Lobbying Firm, Trade Association, Nonprofit Organization, Professional Services.

Prominent street visibility.



- ❖ 16,700 SF, 2-story office building
- ❖ 1st floor is ADA Compliant
- ❖ Land Size: 37,000 SF; ~.85 acre
- ❖ 50 parking spaces with room for more
- ❖ Block 3002, Lots 2, 2.01, 2.02, and 15
- ❖ Taxes 2017: Approx. \$75,940
- ❖ Zoning: Mixed use



\$990,000

For information, call:

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Subject to Change in Price and Withdrawal Without Notice

SEGAL LABATE

COMMERCIAL REAL ESTATE