



## 132 BERGEN BOULEVARD, FAIRVIEW, NJ, BERGEN, 07022

<https://thenankanigroup.com>

Good for the 1031 exchange property ( OPPORTUNITY ZONE applied). Rare to find the steady investment property in Bergen County. All occupied with lease expiry for more three years .( the shortest one will expire on Jan 31 2028 ) . Net Operating income : about \$ 269,144 ( Cap rate : about 6 % [...]

**\$4,475,000**

- For Sale
- Commercial Sale/Lease
- Active



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## Basics

**Category:** Commercial Sale/Lease

**Status:** Active

**Type:** For Sale

**Style:** Industrial

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## Building Details

**Heat:** Central Air, Gas

**Waterfront:** None

**Flood Plain:** None

**Ownership:** Private

**Office Phone Number:** (201) 424-0488

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## Amenities & Features

**Utilities:** Sep Elec, Sep Gas, Sep Water, Seperate Heat

**POOL:** No

**Solar Y/N:** No

