

# INVESTMENT SALE



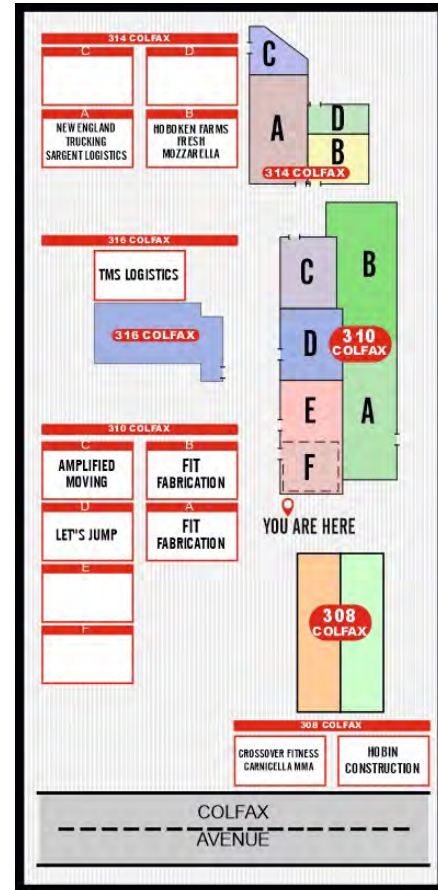
## 310 - 316 COLFAX AVENUE CLIFTON, NJ

### Brand New to the Market!

- ✓ Fully Tenanted Investment Property
- ✓ Located on 3.3 Acres with Truck Parking & Outdoor Storage
- ✓ Building Sizes: 16,319 sf, 9,300 sf & 6,000 sf
- ✓ Total square footage: 31,619 sf
- ✓ Total of 10 separate Units (9 Tenants)
- ✓ Zoning: Industrial (M-1) non residential
- ✓ Gas Heat in all buildings
- ✓ Located across the street from Clifton High School



# 310 - 316 COLFAX AVENUE CLIFTON, NJ



**For More Information Contact**

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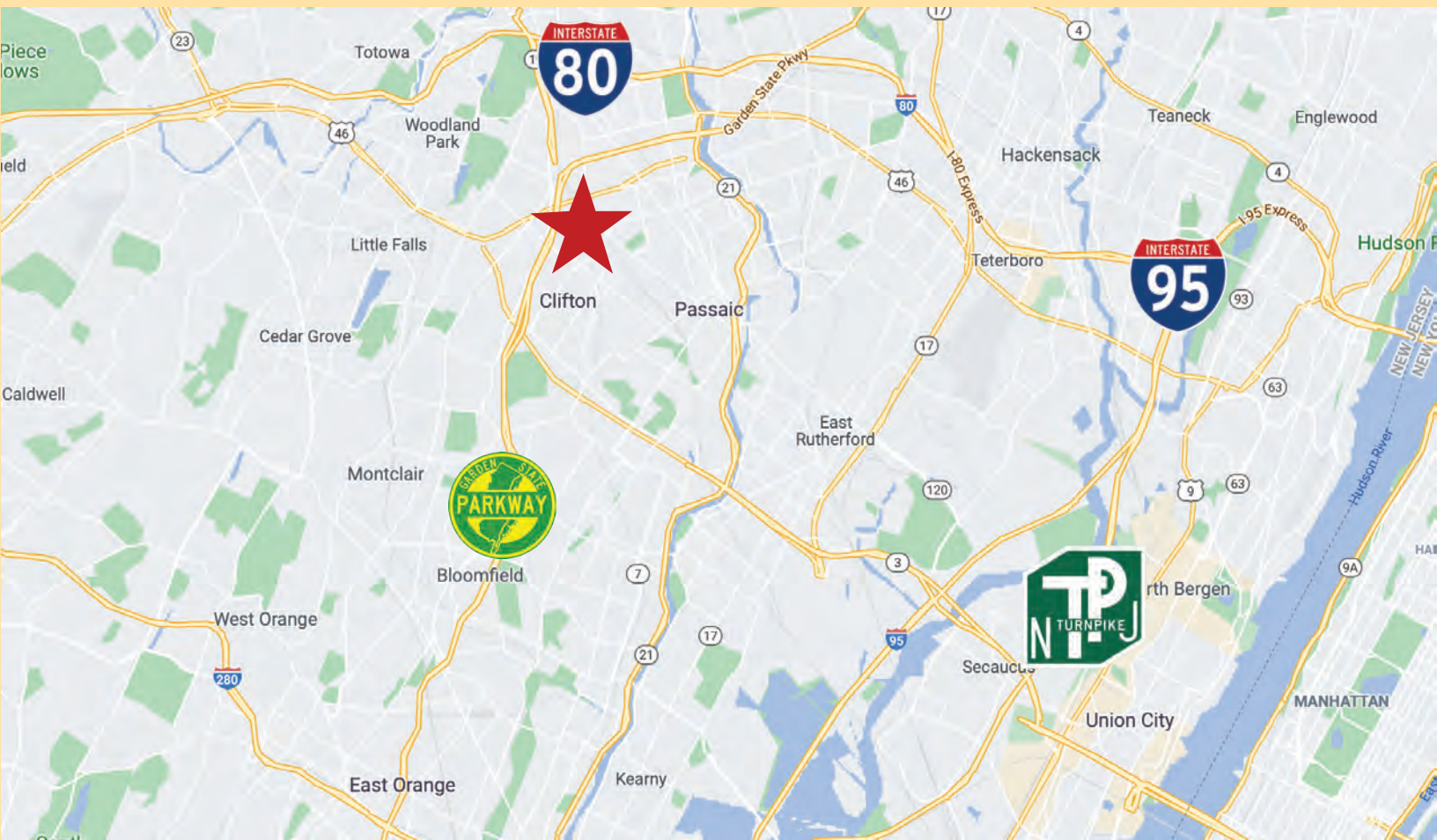


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## LOCATION



**NJ Turnpike - 8 Mile Radius**

**Garden State Parkway - 3 Mile Radius**

**Route 80 - 3 Mile Radius**

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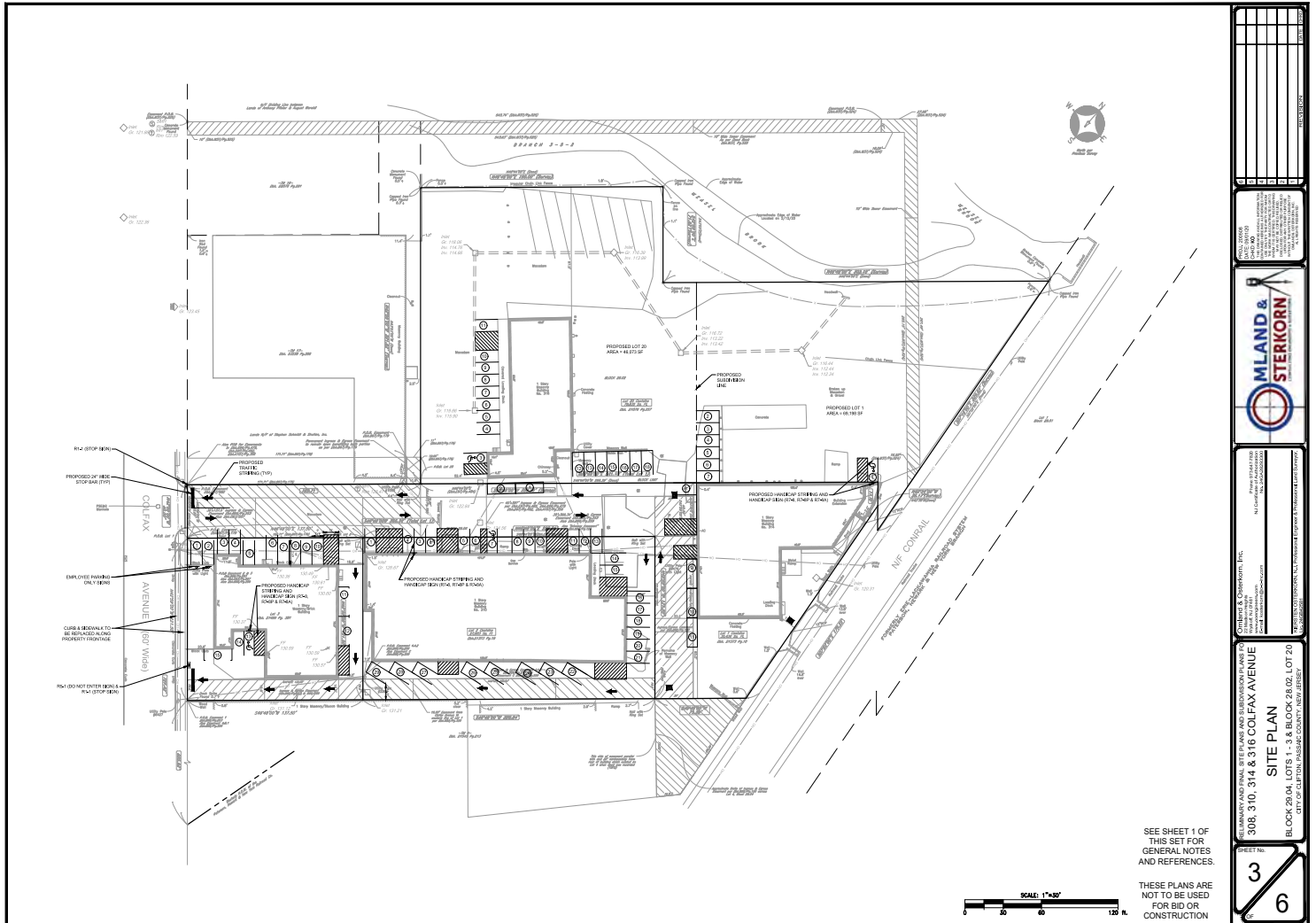
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