



23 West Delaware Avenue

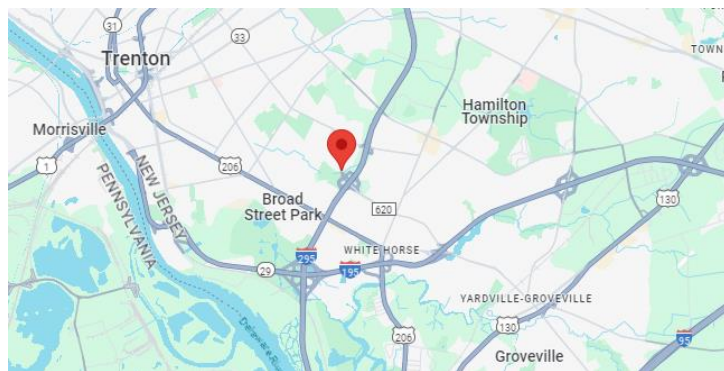
Pennington, NJ 08534

Available for Lease or Sale

- Newly renovated and ready to go - fully equipped restaurant facility in the heart of affluent Pennington Boro.
- Great location for any chef to start their own food concept, in their own building.
- Seller is motivated, many options including lease.
- Great opportunities for catering to nearby schools, hospitals, universities, corporate centers, and the multitude of local residents.
- The building fronts a public parking lot, so parking is not an issue.

Sale: \$525,000

Lease: \$6,000/month plus Utilities



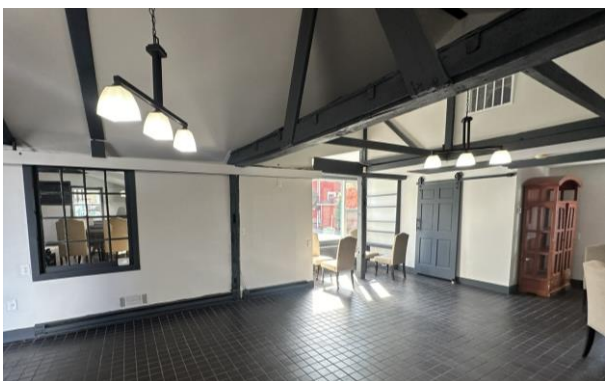
For more information:

Gerard Fennelly Patrick Dintrone

For Lease or Sale 1,800 SF Restaurant Space

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Other uses: Banquet Facility – Lodge
Convenience Store – Hair Salon

- Year Built: 2000
- Zoning: B-R
- Lot Dimensions: 66 x 124
- Central air
- Cooling Type: Central A/C
- Cooling, Heating Fuel Water Heater: Natural Gas
- Heating Type: Central
- Public Sewer; Water: Public

