

Somerset* Warren Twp.* (2720)

5 Mountain Blvd*

List Price: \$2,600

Commercial Agent Complete Report



MLS#: 4018075	Section: Warren Commons Commercial	LP: \$2,600 / PSqFt:\$19.00
Status: Active		OLP: \$2,600
ZIP: 07059-2625*	ZN: Commercial	SP: \$0.00
RZIP: 07059	BSqFt: 1650	SpSqf: \$0.00
Block: 88*	ASqF: 1650	FSOL: L
Lot: 101*	OSqFt: 1650	LD: 04/02/2026
Suite #: 8	Acres: *	XD: 10/01/2026
Bldg #: C	LtSz: 1650	FSD: UCD:
#Units: 1	CLR: Neural	AntCd: CD:
#Apts: 1	ZnCpl: Yes	ADM: 62
TFB: Yes	GSMLS.com: Yes	DOM: 62
#1Br: 1	THB: Yes	OCD: No
#3Br: 1	#2Br: 1	SDA: No
YB/Desc/Ren: 1988 / Approximate / Office Building	#4Br: 1	
Type: Complex		

Directions: **Center of Warren at Mt Bethel Road and Mountain Blvd towards Watchung. At corner of Old Stirling Road make left and driveway entrance on the left.**
 Remarks: **First Floor Office suite consisting of 1,650 sq. ft. Available immediately. Reception Area, five private offices, kitchen area, two bathrooms.**

GENERAL INFORMATION

#Lav: 1	Amps: 100	Bay: 0	Ceil: 8	#Docks: 0
	MaxHt: 7	#OH Doors: 0	#Strs: 1	Volts: 277
Bsmt: Yes/Full, Unfinished		Locat: Business District, Corner, Office Park		
Const: Wood		LtDes: Corner, Level Lot		
DocSav: Leases, Site Plan		Parking: Blacktop, Common, Off-Street Parking		
Equip: Handicapped Access, Restrooms - Private, Sign - Building, Sign - Freestanding		Roof: Asphalt Shingle		
Exter: Cedar Siding		Salinc: Lease Only		
Floor: Carpeting, Laminate				
Prior Use: Prof Office				
Permitted Use: Professional Office & Medical				

UTILITIES

Heat: 1 Unit, Forced Hot Air	Sewer: Public Sewer
Cool: 1 Unit, Central Air	Utilities: Electric, Gas-Natural
Fuel: Gas-Natural	Water: Public Water
Service: Cable TV Available, Fiber Optic Available, Garbage Included	

FINANCIAL INFORMATION / TAX INFORMATION

Taxes: \$6,370* / 2025*	TaxRt: 1.752* / 2025	BldAsmt: \$276,200*	LndAsmt: \$105,700*	TotAsmt: \$381,900*
GOI: \$	TOE: \$	NOI:	UtilPay: Tenant	MFE:
CapRt:	CAM:	FarmAsm: No	OTP: Condominium	Easement: Yes / Common Areas
Seller's Lender Approval Required (for example, Short Sale): No				

LEASE INFORMATION

LndLrd Wrk: As-Is	Free Rent: No	LseTyp: Gross	Avail: Immediately, See Remarks
LseTrm: 1 Year Minimum, 3-5 Year Minimum		T/L Com: Landlord Pays Commission	
Pre Rent Req: Credit Report & Security Deposit			
Leselnc: Building Insurance, Building Maintenance, Common Area Maint, Sewer, Taxes, Trash Removal, Water			
Tenant Pays: Cable T.V., Electric, Gas			
Owner Pays: Association Fee, Maintenance-Common Area, Maintenance-Lawn, Sewer, Snow Removal, Trash Removal, Water			

SHOWING INFORMATION

Owner: **Hartman Real Estate Holding, Lic***
 Instr: **Call Robert Berlant for showing appointment at 908-507-8911 or call office. Very Flexible.** Posses: **Immediately**
 Show: **By Appoint-24 Hour Notice, Call Listing Agent, Call Listing Office, Listing Agent to Accompany, See Showing Instructions** Sign **No**

LISTING OFFICE INFORMATION

ListOff: FIRST NEW JERSEY R.E. NETWORK (0927)	Ph: 908-756-7373	Email: rberlant@firstnjrealty.com
ListAgt1: ROBERT D. BERLANT (236888)	Ph: 908-507-8911	Fax: 908-757-8005
LType: Exclusive Right to Sell	BREL: Seller Agent	Seller May Consider Concessions: No