

**BUILDING FOR SALE BY OWNER**  
**Mixed use building residential over commercial / 2400sq.ft**  
CONTACT BY EMAIL: [KarlsAntiques@gmail.com](mailto:KarlsAntiques@gmail.com)

**Retail storefront with basement storage**

**Bedrooms: 2**

**Bathrooms: 2**

**Floors: 3.0**

**Square Footage: 2400**

**Year Built: 1910**

**School District: N/A**

**Garage Size: 0.0**

**Lot Size: 950 S F**

**Amenities:**

Security System, Carpeted Floors, Wood

Floors, Appliances Included, Basement

**Property Description:**

**3 Levels to this energy efficient building**

**750 sf on Main St. w/ 650sq. ft. basement**

**Second Floor is a nice, 2br. apt with new eat in kitchen**

**All levels have high ceilings and good natural lighting.**

**Building is mostly, renovated, updated, and a pleasure to show.**



**Location Description:**

**Charming Historic Town in the heart of Morris County**

**Surrounded by affluent communities, and close to all major highways**

**High visibility location (across from post office) at Intersection, on busy Main St.**

**Walk to restaurants, train station, and bus, ( 35 min. to N.Y.C.)**

**\*Guaranteed apartment income.**

**\*Town has room to grow with great potential**

**\*Interest rates are lower than they used to be!**

**\*Brokers/Protected.....A great deal for the right person**

**\*A percentage of the proceeds from the sale, will be donated to:**

**Boonton Main Street .Org**

**For the continued, revitalization and beautification, in coordination,  
with the Main Street New Jersey program.**