

AVAILABLE FOR SALE
ASKING PRICE \$1,300,000

230 TRUMBULL STREET

ELIZABETH, NJ



RIPCO
INVESTMENT SALES

PROPERTY OVERVIEW

RIPCO REAL ESTATE has been retained to arrange for the sale of **230 TRUMBULL STREET**.

230 Trumbull Street, Elizabeth, NJ is located at the corners of Monsignor Kemezis Pl and Second St. The building has 2 floors, both 1,750 SF. The site is currently an operating seafood bar and restaurant called "Bossa Fish". Nearby are Jersey Gardens, Newark Airport, and Ikea.

The property was recently renovated from the exterior to the interior including a beautiful sit down restaurant with outdoor patio for outdoor dining.

The sale includes a full C Liquor license good for consumption and package goods. This is a turnkey restaurant. All furniture, fixtures and equipment included in the sale.

The property is R-3A Zoning which is Four-Family Residential.

FINANCIAL SNAPSHOT

Asking Price	\$1,300,000
Building Sq. Ft. (basement, floor 1 and 2)	± 5,250 SF

PROPERTY SUMMARY

THE OFFERING

Property Address	230 Trumbull Street
City	Elizabeth
Block / Lot	11 / 1075
Ward	6

BUILDING INFORMATION

Number of Buildings	1
Stories	2
Building Sq. Ft.	
	basement – restaurant ± 1,750 SF
	1st floor – restaurant ± 1,750 SF
	2nd floor – rental units ± 1,750 SF
	TOTAL + 5,250 SF
Lot	3,920 SF

INCLUDING IN OFFERING

- Class C broad liquor license. Consumption plus package goods.
- All Furniture, Fixtures, and Equipment included in the sale.

ZONING INFORMATION

Zoning	R-3A
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TAX INFORMATION

Real Estate Taxes (2022)	\$14,464
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**230 TRUMBULL STREET
FOR SALE**

SURVEY

BLOCK: 822

LOT: 1

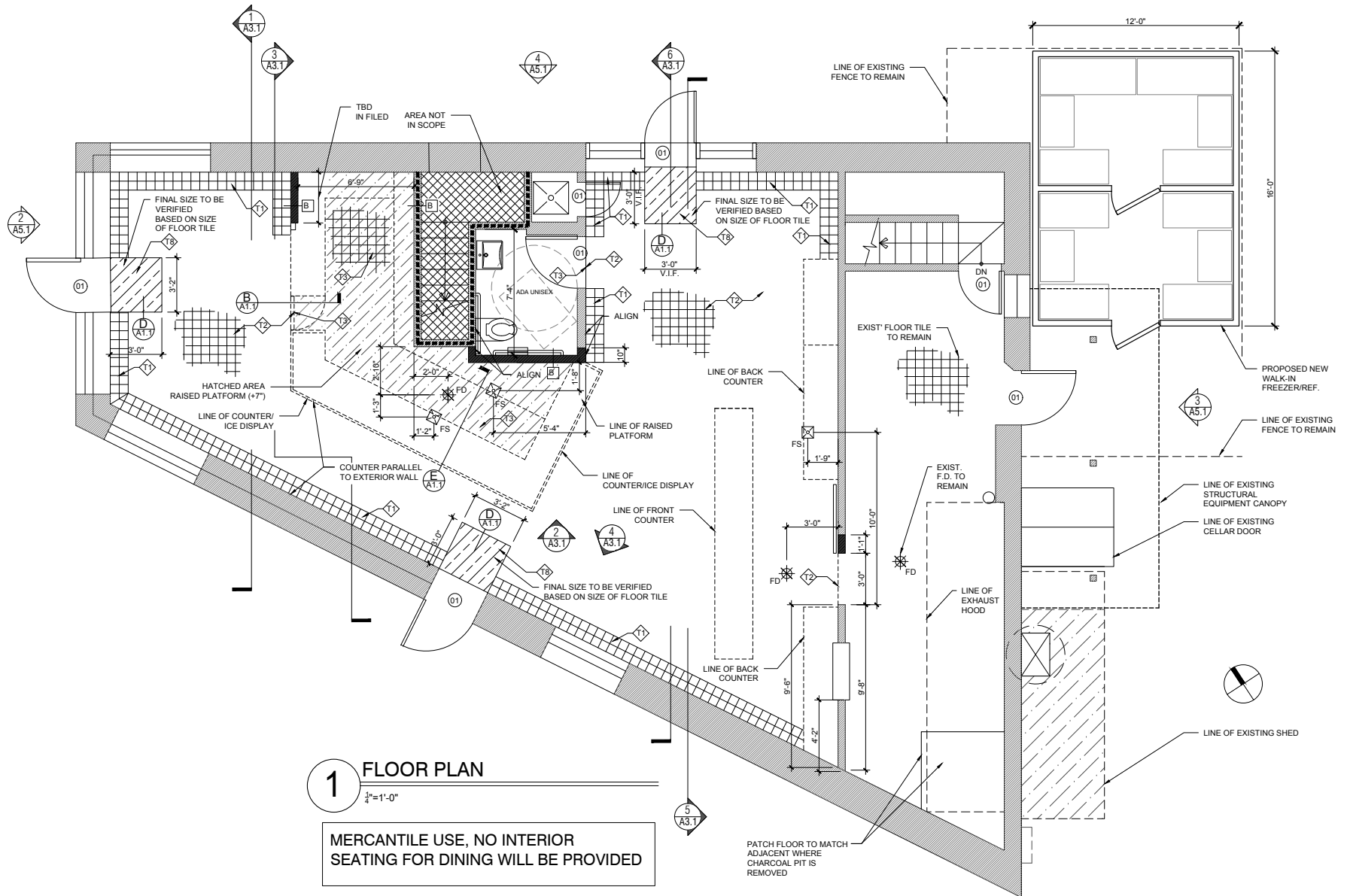
The subject property is located on the corner of Monsignor Kemezis Pl and Second St .



REVISIONS		
DATE	NAME	L.S. NO.

TAX MAP
CITY OF ELIZABETH
 UNION COUNTY NEW JERSEY
 SCALE: 1" = 50' FEB. 15, 2019
GLEN J. LLOYD
 N.J. PROFESSIONAL LAND SURVEYOR LIC. #GS037598
 MASER CONSULTING PA
 331 NEWMAN SPRINGS ROAD, SUITE 203
 RED BANK, NJ 07701

FLOOR PLAN



1 FLOOR PLAN
1/4" = 1'-0"
MERCANTILE USE, NO INTERIOR SEATING FOR DINING WILL BE PROVIDED

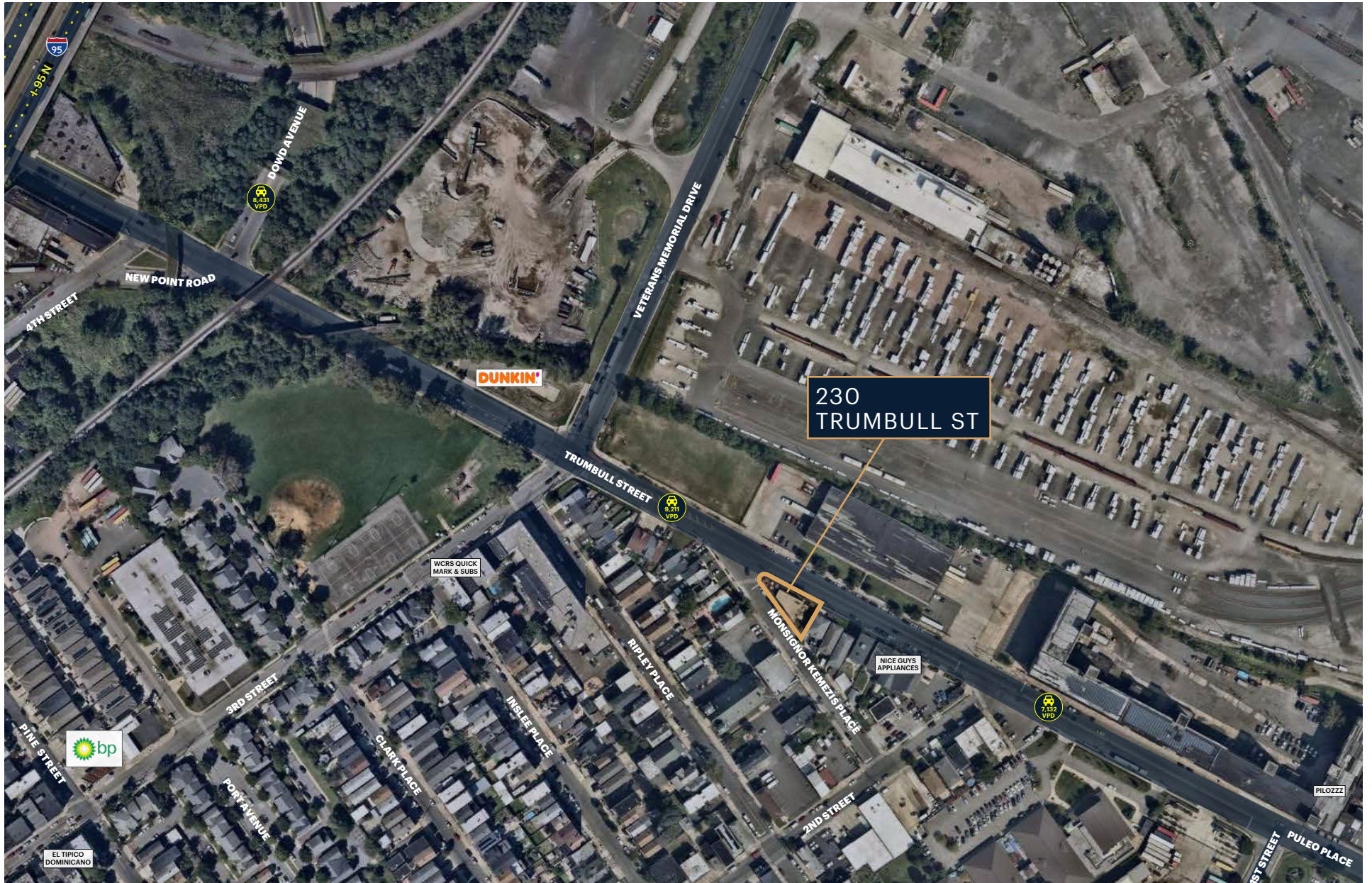
230 TRUMBULL STREET
FOR SALE

RETAIL MAP



230 TRUMBULL STREET
FOR SALE

NEIGHBORHOOD MAP



230 TRUMBULL STREET
FOR SALE

STREET VIEW AND NEIGHBORHOOD PHOTOS



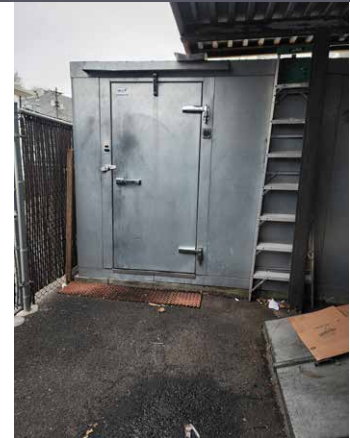
DINING AREA PHOTOS



KITCHEN PHOTOS



Outside Refrigeration



Basement Area



AREA DEMOGRAPHICS



	0.5 MILE	1.0 MILES	1.5 MILES
POPULATION	17,048	55,415	96,794
NUMBER OF HOUSEHOLDS	6,362	19,717	33,693
AVERAGE HOUSEHOLD INCOME	\$67,982	\$74,082	\$76,317
MEDIAN HOUSEHOLD INCOME	\$51,375	\$52,164	\$53,169
COLLEGE GRADUATES	1,075 19%	7,386 21%	12,639 20%
TOTAL BUSINESSES	415	1,567	2,779
TOTAL EMPLOYEES	4,961	20,949	35,416
DAYTIME POPULATION	14,276	50,517	87,993

CONTACT REPRESENTING AGENTS

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