

TIMBERS RESTAURANT

110 West Oakland Ave, Oakand, NJ 07436



SALE PRICE:	\$1,800,000
LOT SIZE:	0.88 Acres
BUILDING SIZE:	6,800 SF
PARKING:	60+ Spaces
RENOVATED:	2013
ZONING:	Commercial B - 2
MARKET:	Northern New Jersey
SUB MARKET:	Rt 287 Corridor
CROSS STREETS:	River Rd, West Oakland Ave

PROPERTY OVERVIEW

Restaurant, and Property Located on Corner Lot

PROPERTY FEATURES

- The Timbers Restaurant offers unlimited upside potential.
- Family run for over 20 years, The Timbers offers a great location & atmosphere with a full service bar and private party facilities.
- Available for Purchase Only
- Includes Liquor Lic, & Business
- Turnkey Operation

KW COMMERCIAL

257 E. Ridgewood

Ridgewood , NJ 07450

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PROPERTY NAME: TIMBERS RESTAURANT

SEATING: 140 Downstairs - 50 Upstairs/Banquet Room/Party

PARKING: 60+ Spaces with Handicap

FIRE PLACES: 2

BATHROOMS: (2) ADA Accessible

INNER WORKINGS: 3 Septics, 2 Water Heaters, Watersoftner

YEAR BUILT: 1994

NUMBER OF STORIES: 2

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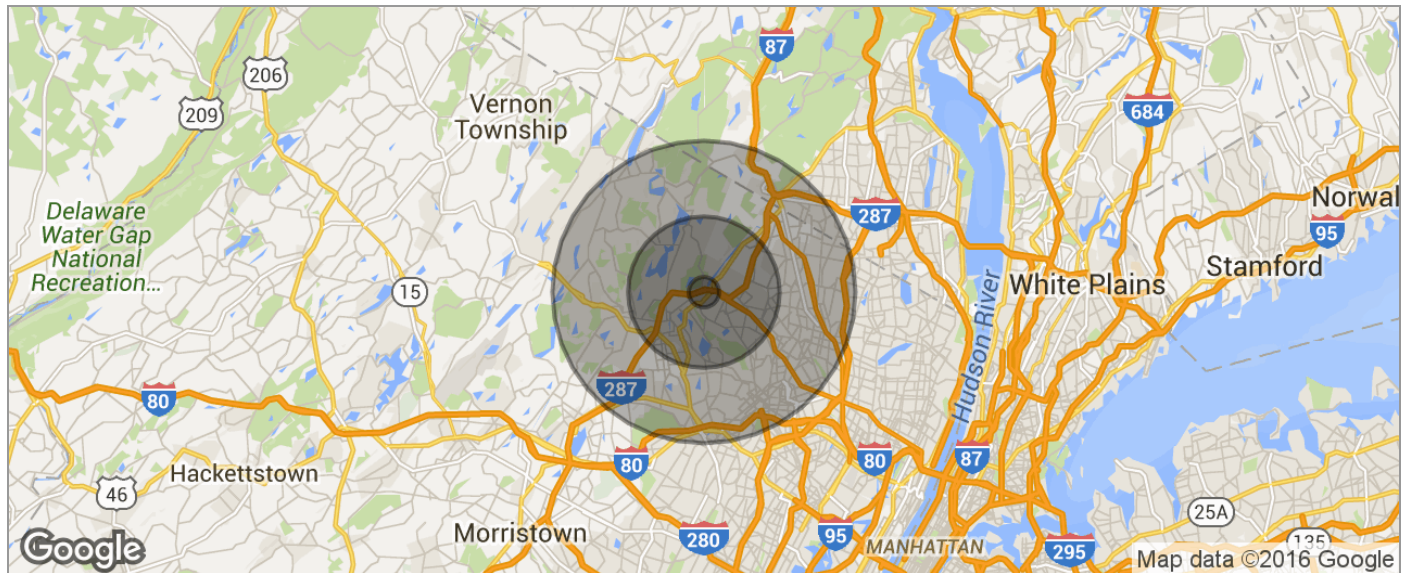
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POPULATION	1 MILE	5 MILES	10 MILES
TOTAL POPULATION	3,187	100,363	584,607
MEDIAN AGE	41.1	40.8	39.0
MEDIAN AGE (MALE)	40.2	39.5	37.3
MEDIAN AGE (FEMALE)	42.0	41.7	40.6
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
TOTAL HOUSEHOLDS	1,069	33,014	198,454
# OF PERSONS PER HH	3.0	3.0	2.9
AVERAGE HH INCOME	\$133,497	\$138,555	\$110,692
AVERAGE HOUSE VALUE	\$538,322	\$534,084	\$520,354
RACE	1 MILE	5 MILES	10 MILES
% WHITE	90.4%	89.4%	76.5%
% BLACK	0.1%	1.3%	8.4%
% ASIAN	6.7%	6.9%	5.8%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.2%	0.1%	0.3%
% OTHER	0.1%	1.2%	7.6%
ETHNICITY	1 MILE	5 MILES	10 MILES
% HISPANIC	2.4%	6.8%	18.5%

* Demographic data derived from 2010 US Census

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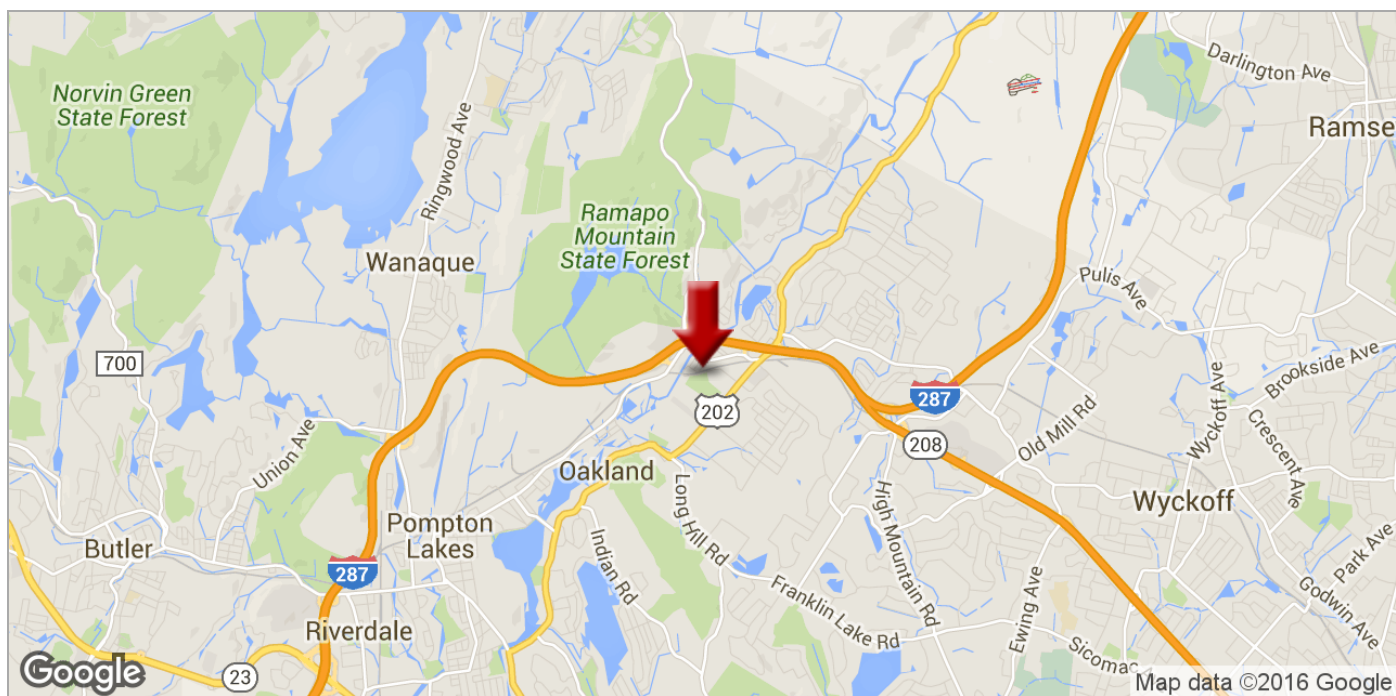
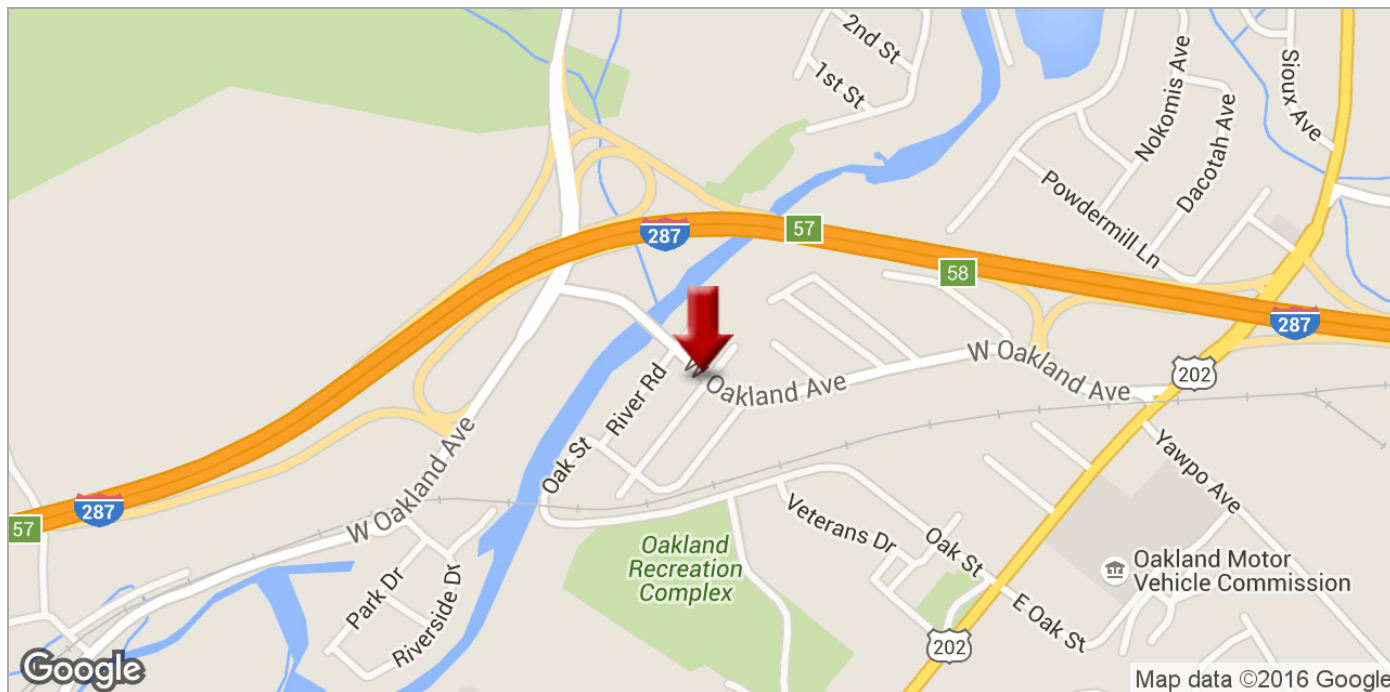
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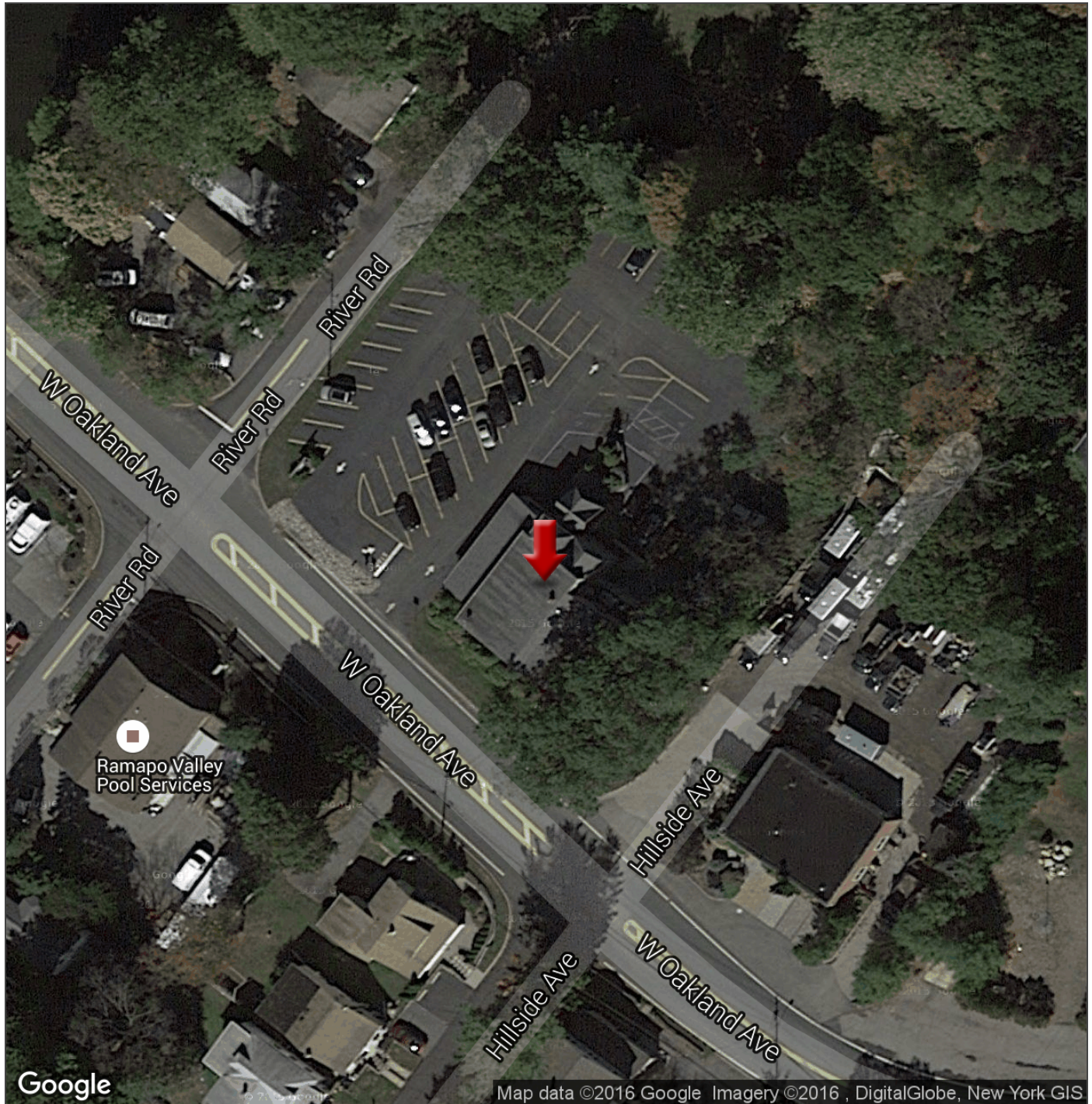
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