

# 5 Mars Ct. Montville

5 Mars Court, Montville, NJ 07005

Listing price: \$7,495,000



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Versatile 34,000 sq ft industrial space in a sought-after location. Ideal for light manufacturing, warehousing, distribution, or a combination of uses, this space offers a total area of 34,000 sq ft, including 3,900 sq ft of modern office and administrative space. It features updated HVAC systems and energy-efficient LED lighting, ensuring a comfortable and cost-effective environment. With high ceilings ranging from 15 to 24 feet, the space provides maximum flexibility for various business needs. Ample parking is available, making it convenient for employees and visitors. The strategic location offers easy access to Routes 46, 80, and 287, enhancing connectivity and logistical efficiency.

