



LEE & ASSOCIATES

OFFICE SPACES FOR LEASE

41 Spring Street, New Providence, NJ 07974

26,653 SF
&
21,145 SF



PROPERTY OVERVIEW

BUILDING SF:	178,728 SF
AVAILABLE SF:	Suite 102: 26,653 SF Suite 105: 21,145 SF
ASKING RATE:	\$24 PSF Gross Plus Electric
AVAILABILITY:	Immediate
PARKING:	4 Spaces per 1,000 SF
AMENITIES:	<ul style="list-style-type: none">• Full Service Cafeteria• State-of-The-Art Fitness Center• On-Site Building Management• On-Site Building Generator• Abundant Parking• Exterior Patio with Seating Area• Loading Docks• Existing Furniture May Be Available

FOR MORE
INFORMATION,
PLEASE CONTACT
EXCLUSIVE BROKERS:

Douglas Rowe
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C 201.819.1941

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COMMERCIAL REAL ESTATE SERVICES



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A detailed map of the New Jersey and New York metropolitan area. Major highways are shown in blue with their respective shields (Interstate, State, and County). Cities and towns are labeled in black text. A red pin marks a location near New Providence, with a red box labeled 'SUBJECT PROPERTY' pointing to it. Other notable features include the New York City skyline, the Hudson River, and the New Jersey Turnpike. The map also shows various airport icons and a bridge icon. The state boundaries between New Jersey and New York are clearly marked.

- Walking distance to the Murray Hill train station offering NYC midtown direct train service (Penn Station NYC)
- Close proximity to the New Providence train station also offering service to NYC midtown
- Direct proximity to I-78 (exit 43) plus close to Routes 24, I-280 and I-287
- Numerous restaurants, cafes, and shops in downtown New Providence



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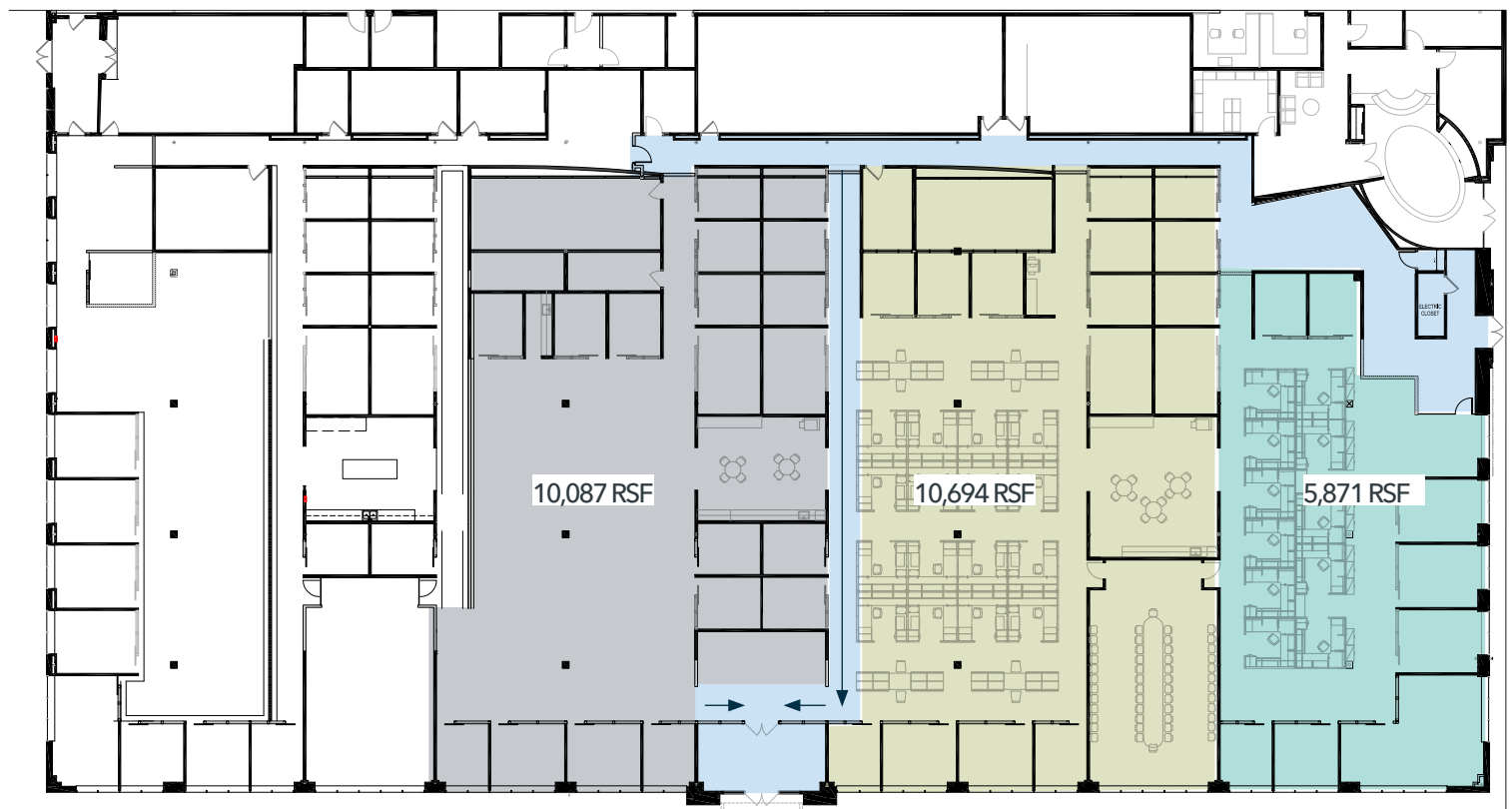
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21,145 SF



FLOOR PLANS

□ SUITE 102
26,653 SF



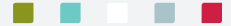


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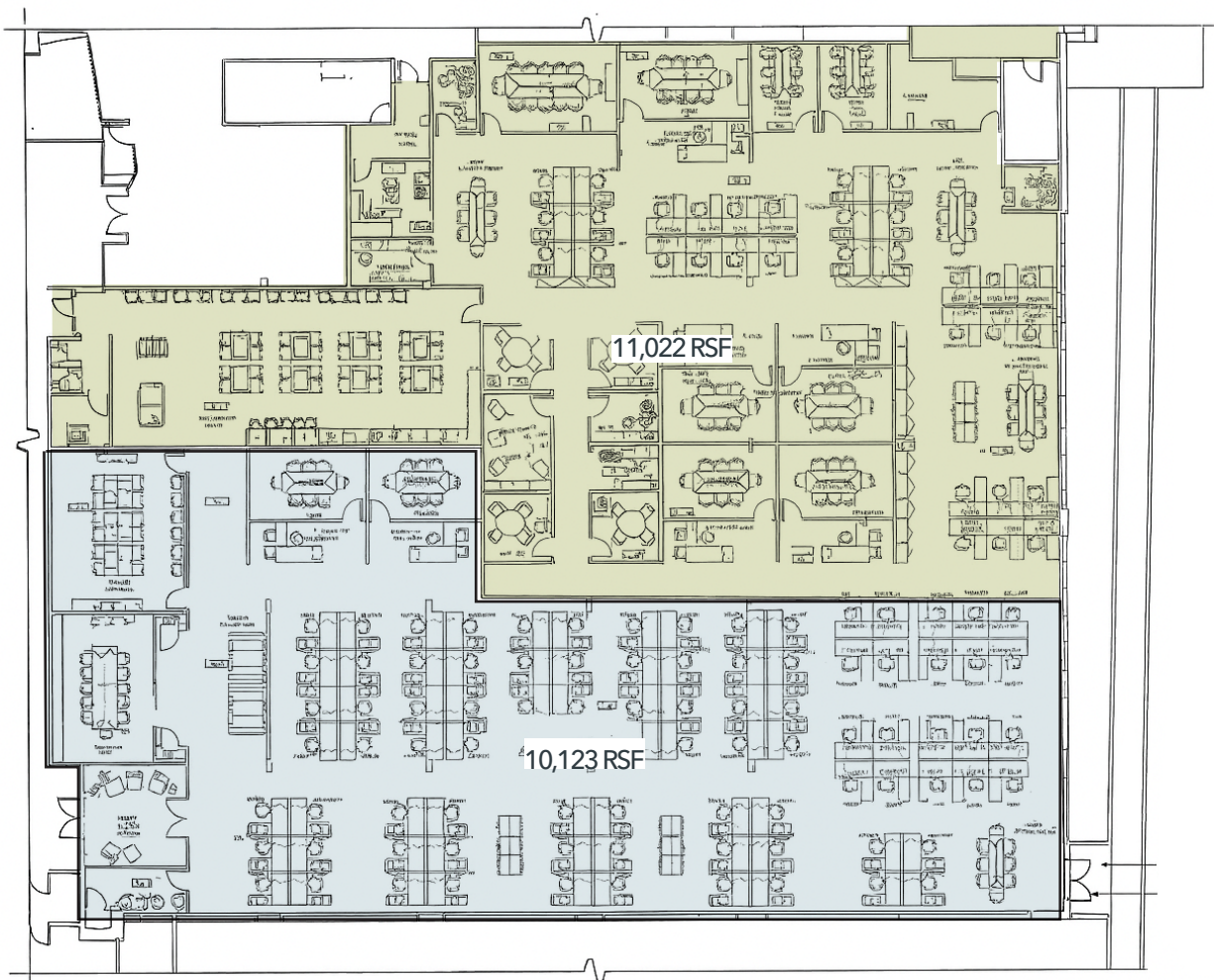
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FLOOR PLANS

■ SUITE 105
21,145 SF



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