

FOR SALE/ LEASE

S



7 Industrial Rd Pequannock, NJ

Total SF: 15,400 SF

7,700 SF AVAILABLE | FOR LEASE

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SABRE

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7 Industrial Rd
Pequannock, NJ



PRIME SPACE AVAILABLE | FOR SALE OR LEASE

ADDRESS: 7 Industrial Road, Pequannock, NJ

SPACE AVAILABLE: Total SF: 15,400 SF

SF AVAILABLE FOR LEASE: Individual offices and 7,700 SF

ASKING RENT: \$10/SF (for as-is delivery on a 3-5 year lease)

ASKING PRICE: \$2.85M (Seller Financing Available)

AREA RETAIL: Car Max, Kohl's, Five Below, Starbucks, Party City, Dunkin', Club Pilates, Walgreens, Michaels, Panera, and many more...

Demographics	1 mile	3 miles	5 miles
Population	5,951	60,537	153,773
Median HHI	\$195,386	\$191,304	\$181,244
Daytime Population	4,647	27,013	86,746

- Space Features: Elevator, conference room, Kitchenette, private restrooms
- Private office space
- Good for accounting and medical offices
- Great owner-user opportunity

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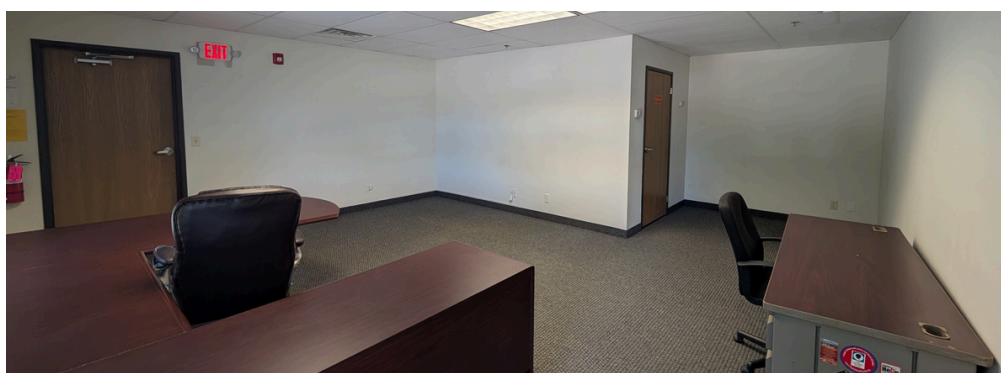
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2ND FLOOR PROPERTY PHOTOS



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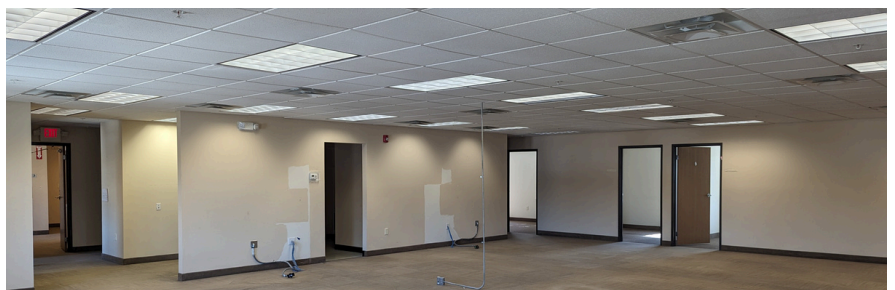
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3RD FLOOR PROPERTY PHOTOS



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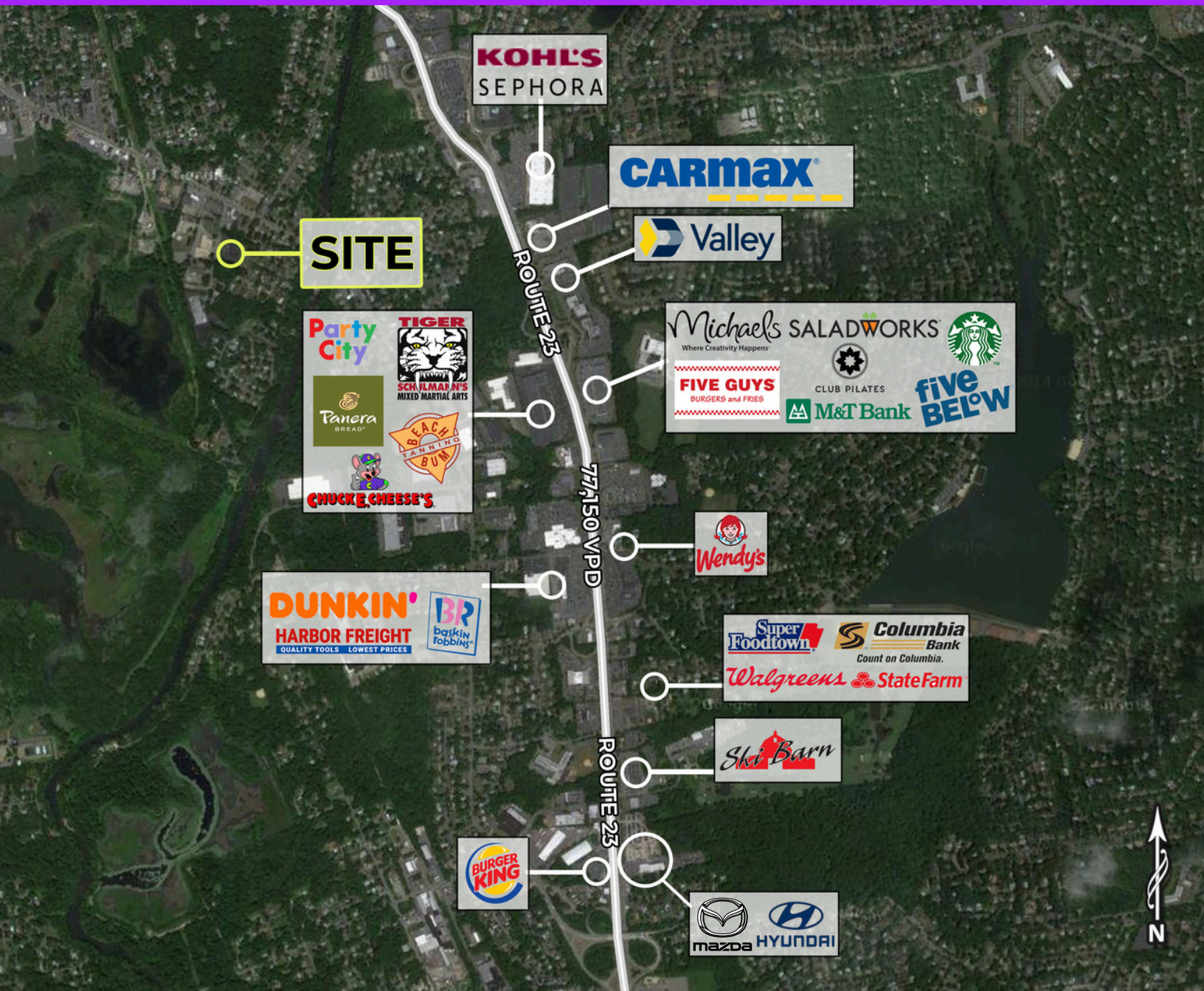
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AERIAL



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