

22 Madison Avenue **Paramus, NJ**

For Sale / Lease



For Sale

Asking Price \$4,800,000
Class B Office Medical Building
24,000 sf / 6,000 sf floor plates
1.83 Acres
Zoned LB—(Medical Allowed)
Tremendous Parking
One Elevator

For Lease

LL—6,000 RSF—TBD
1st —2,223 RSF—Immediate
3rd—4,000 RSF +/- Immediate

Built 1983

Tremendous Parking 5 / 1,000 sf

2024 Tax: \$76,672.39

22 Madison Avenue, a highly convenient location, is located just off Route 4 with easy access to Route 17 and the Garden State Parkway. Garden State Plaza and Ikea are directly across Route 4. Convenient location to Hackensack University Medical Center, the new Valley Hospital and Holy Name Medical Center. NJ Transit Bus line is located within walking distance (0.28 miles) away.

MRH

REAL ESTATE SERVICES, INC.

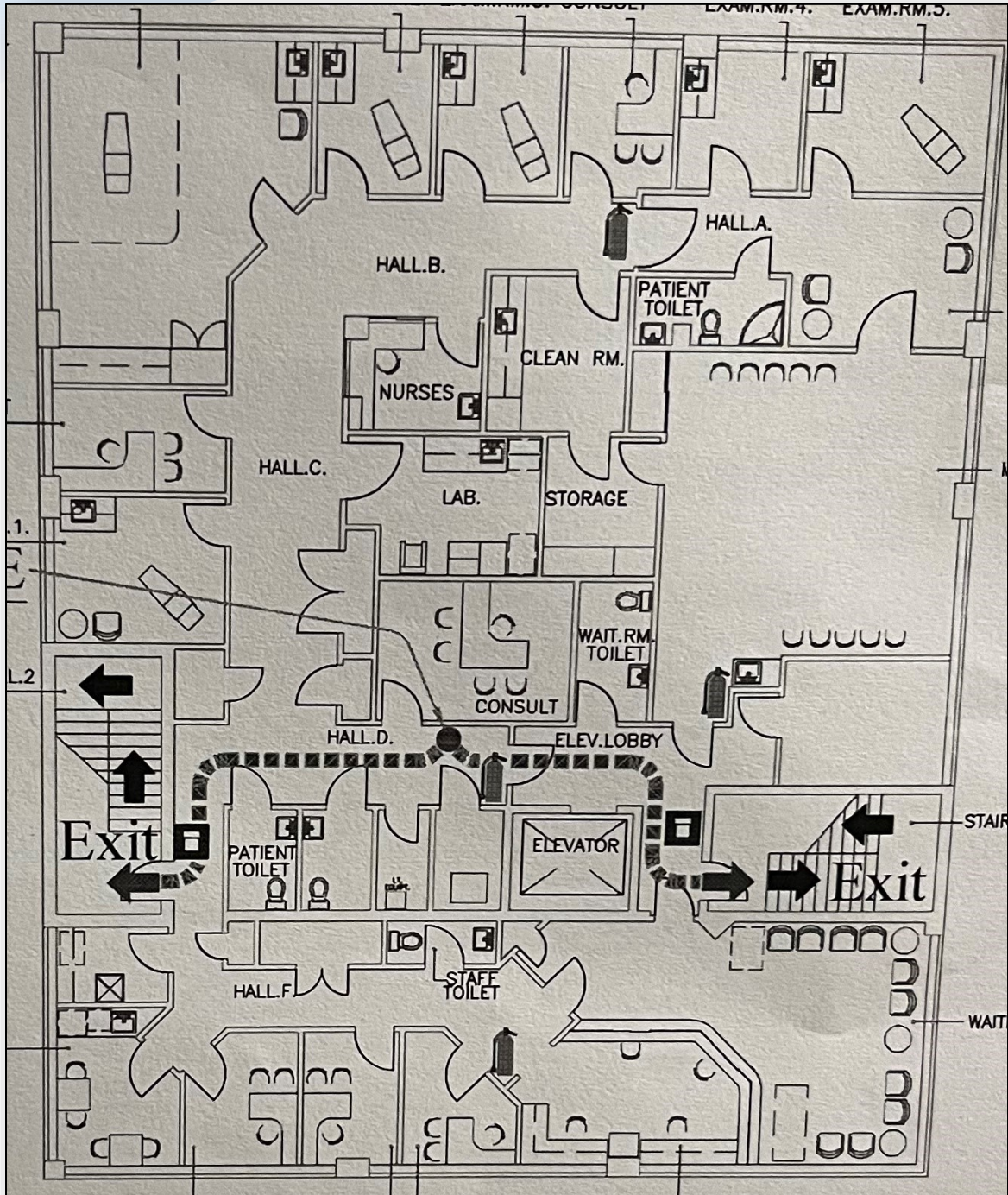
Glenn B. Dulmage
Sr. Vice President

201-291-3587

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