

Specifications

±86,816 SF
TOTAL BUILDING SIZE

±2.5 AC
TOTAL ACREAGE

Suite 1: ±1,016 SF
AVAILABLE OFFICE SUITE

In Office
HVAC

Wet System
SPRINKLER

\$15.50 PSF Gross
LEASE RATE

**Convenient to Routes 22, 28, I-78,
GSP and I-95**
6-Minute Drive (1.7 MI) to Dunellen
Raritan Valley Line
ACCESSIBILITY

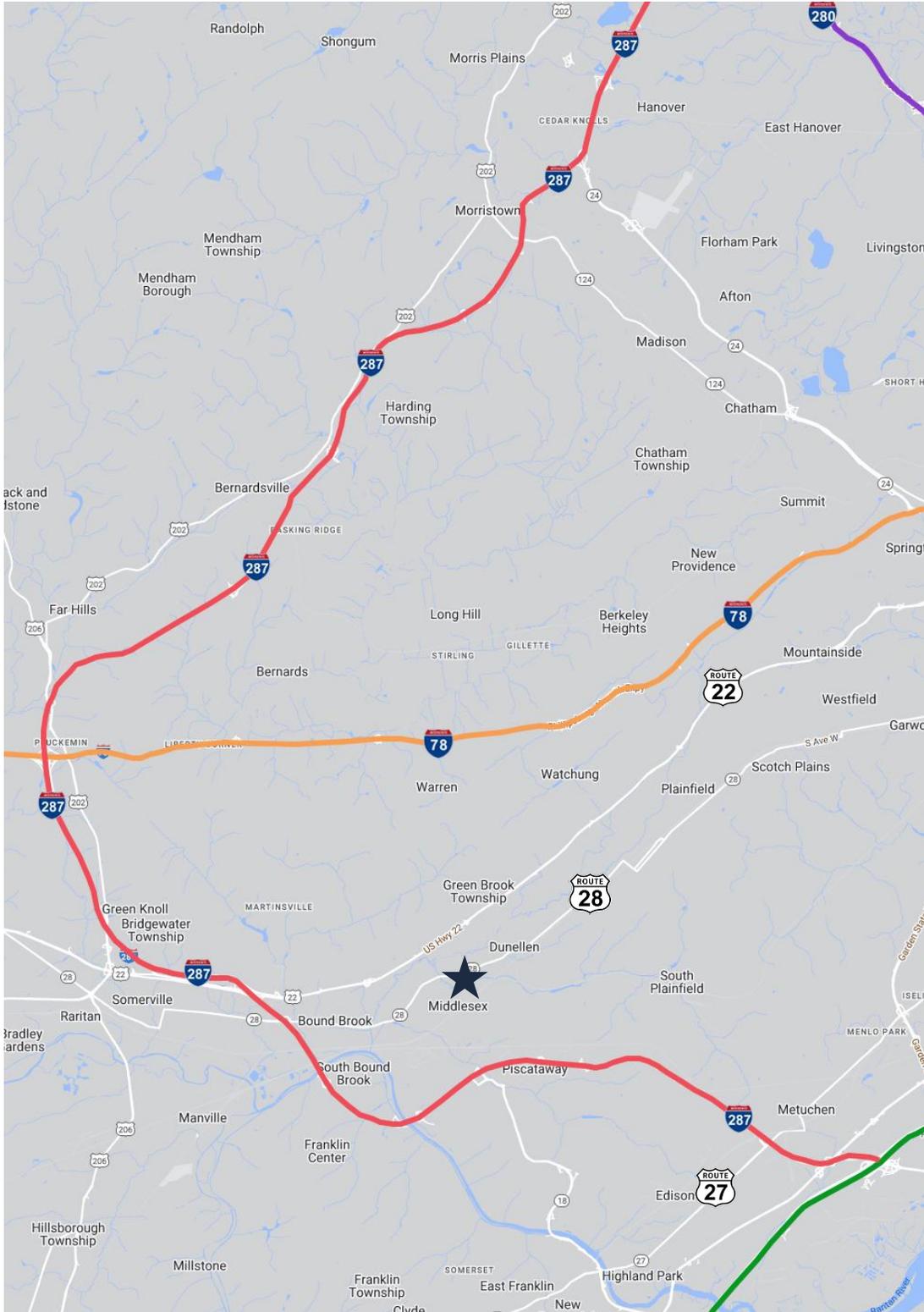
For additional property information or to arrange an inspection, please contact the exclusive brokers:

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ACCESSIBILITY

 2.2 MI
Route 22

 2.7 MI
I-287

 7.8 MI
Route 27

 8.7 MI
US Hwy 1 & 9

 10.1 MI
I-95 Exit 10

 23.4 MI
Goethals Bridge

 27.1 MI
Ports Newark and Elizabeth

 27.8 MI
EWR

 33.6 MI
Holland Tunnel

 34.5 MI
Lincoln Tunnel

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