



Macedo Business Park

Office Space For Lease

25 & 27 Minneakoning Road, Flemington
Hunterdon County, New Jersey, 08822

PROPERTY DESCRIPTION

Macedo Business Park is the premier industrial/office/flex campus within beautiful Hunterdon County, NJ. The park consists of three buildings totaling 161,000 SF, 2 story steel, concrete, and red brick office/industrial buildings with tinted aluminum windows. Immaculately maintained. Onsite property management. Located within 1 mile from Route 31 and within a market with significant new commercial and residential developments.

AVAILABLE OFFICE SPACE

(Bldg. II #25)

Suite 100: ± 940 SF

Suite 201: ±3,340 SF

(Bldg. I #27)

Suite 102: ±3,285 SF

Suite 102.5: ± 1,880 SF

Suite 201: 2,524 SF (Move-In Condition)

Suite 202: 4,160 SF

Suite 203: 4,586 SF

} Can be combined

} Can be combined

RENTAL RATES

Upon request, subject to use and creditworthiness

CAM & REAL ESTATE TAXES

\$3.91 psf projected 2025

ZONING

1-2 Major Industrial Zoning District.

FOR ADDITIONAL INFORMATION CONTACT EXCLUSIVE LEASING AGENT

Joel Tomlinson

Asst. VP – Retail Brokerage

908.604.6900 x 108

jtomlinson@silbertrealestate.com

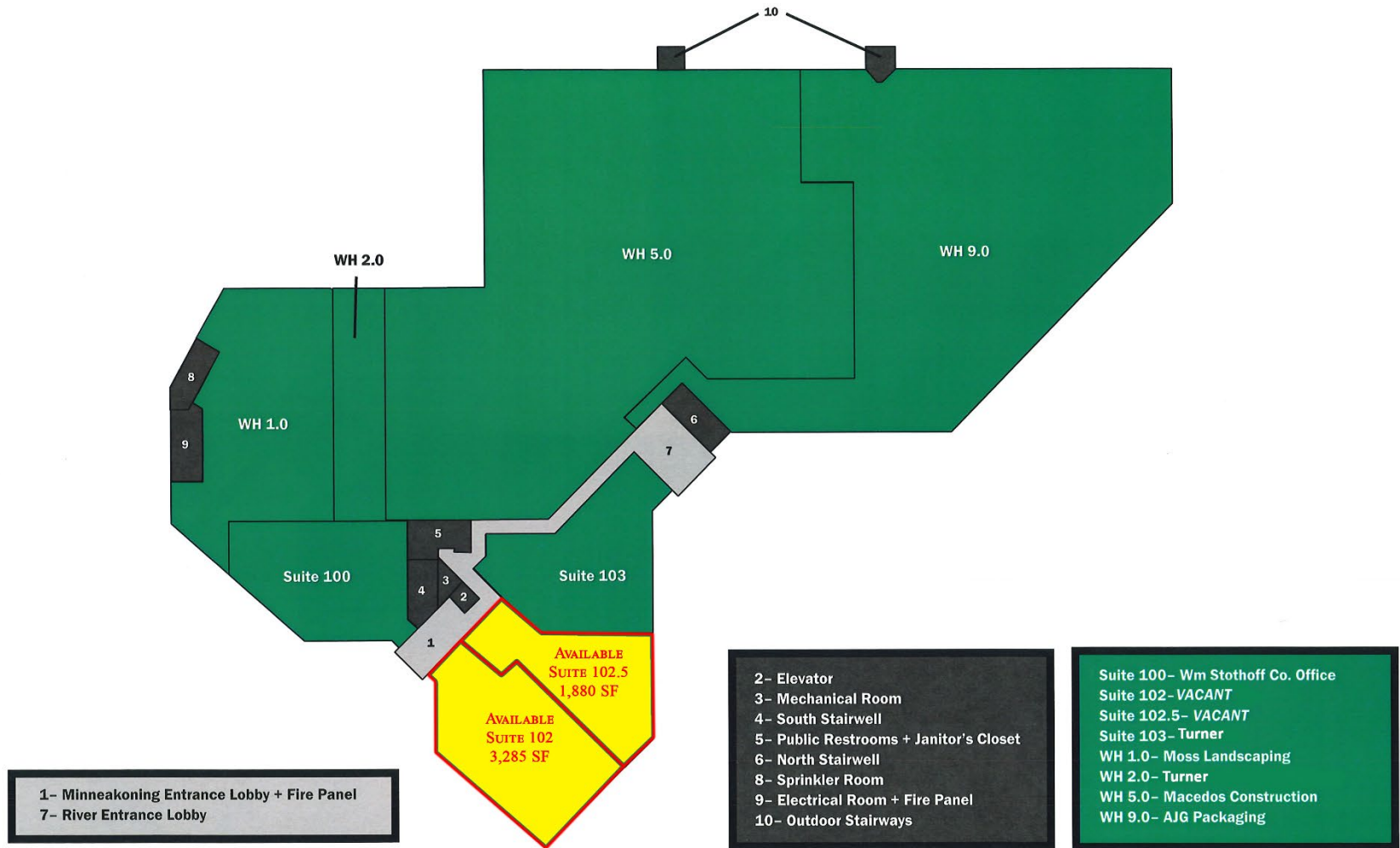
SILBERT
REALTY & MANAGEMENT COMPANY, INC.

152 Liberty Corner Road
Suite 203
Warren, NJ 07059

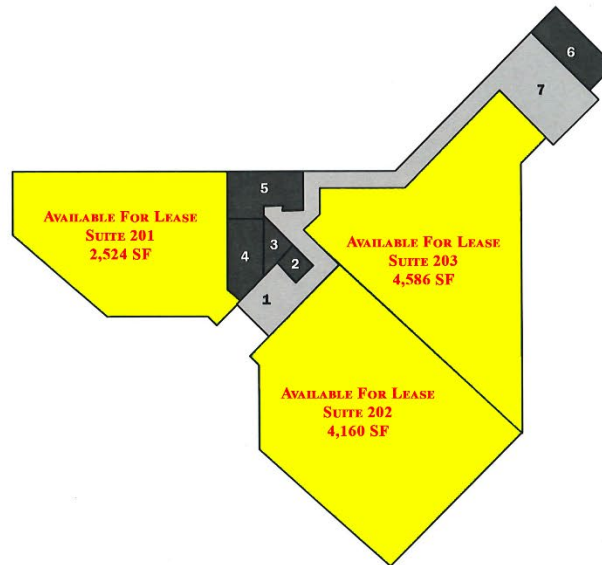


Visit Our Website: WWW.SilbertRealEstate.com

27 Minneakoning Road –1st Floor Leasing Plan



27 Minneakoning Road –2nd Floor Leasing Plan



1- Minneakoning Upper Lobby
7- River Upper Lobby

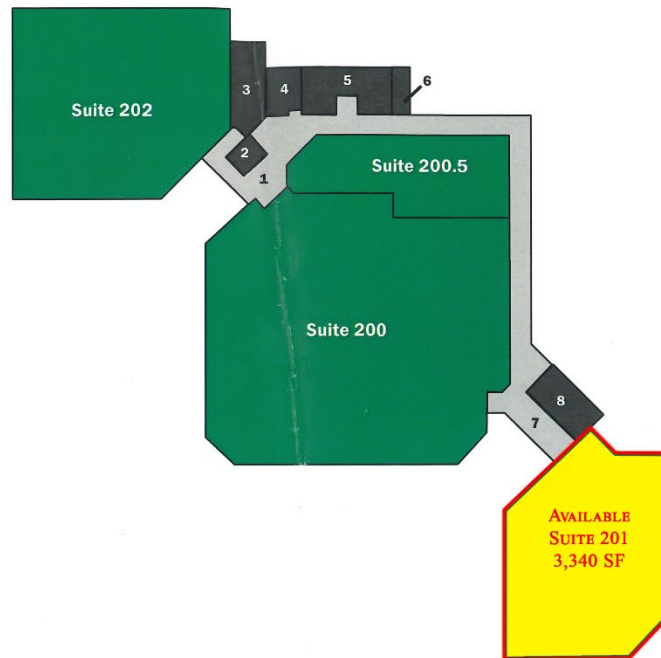
2- Elevator
3- Mechanical Room + Roof Access
4- South Stairwell
5- Public Restrooms + Janitor's Closet
6- North Stairwell

Suite 201- Available For Lease
Suite 202- Available For Lease
Suite 203- Available For Lease

25 Minneakoning Road –1st Floor Leasing Plan



25 Minneakoning Road -2nd Floor Leasing Plan



1- West Upper Lobby
7- East Upper Lobby

2- Elevator
3- West Stairwell
4- Storage + Roof Access
5- Public Restrooms
6- Janitor's Closet
8- East Stairwell

Suite 200- Macedos Construction Office
Suite 200.5- Macedos Construction Gym
Suite 201- VACANT
Suite 202- Master Martini

Regional Trade Aerial

