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**ALLIED REALTY**  
Commercial & Industrial Real Estate  
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Fairfield, New Jersey 07004

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## ***2 Madison Road Fairfield***



Size:	15,620 Square Feet
Office:	3,400+ Square Feet
Ceilings:	22' Height
Loading:	2 Tailgates
Lease Price:	\$13.75/sq ft Net
Tax, CAM, Mgt:	\$5.58/sq ft (2026 Budgeted)

***Fully Air Conditioned  
5+ Year Sublease until 3/30/31***

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