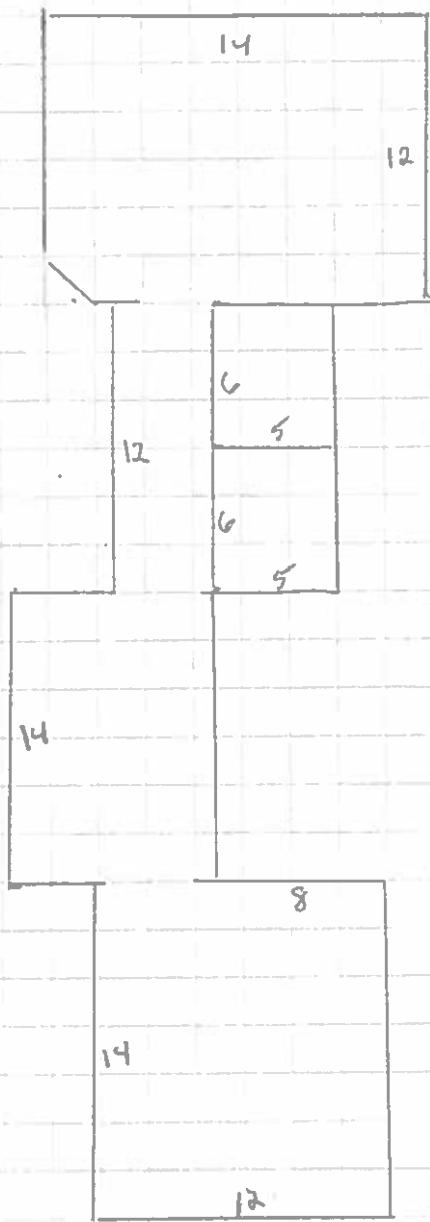


FOR LEASE – OFFICE SUITES**6 POMPTON AVE. (Route 23) CEDAR GROVE, NJ**

- 2 suites available in 10,000 sq. ft. 2 story office building.
- Tremendous corner location on Rt. 23 (Pompton Ave), across from Kings Shopping Center and Claridge House luxury hi rise community.
- Suite 16: First floor, 675 sq. ft/ suite. Available 11/1/25. Formerly an attorney's office. 2 large offices, private bathroom. Rent is \$1,500 per month full gross.
- Suite 24 – 650 sq. ft. 2 large rooms, open area, shared reception, bath and kitchen. Avail immediately - \$1,100 / month full gross.
- Building features a handicap ramp from parking lot in rear.
- First class professional building, rent includes janitorial.
- Elevator served.
- 25 car on site parking lot.
- No flood zone!

For details and inspection, please contact:**Exclusive Broker: Galesi Realty Corp. – Mike Tomasulo****Exec. VP / Broker of Record NJ & NY****201-602-3672 or: miketomasu@aol.com**

UNIT 16



NOT TO SCALE