

For Lease: 10,624 SF

5 Montesano Road
Fairfield, NJ



Outdoor Storage Approved!



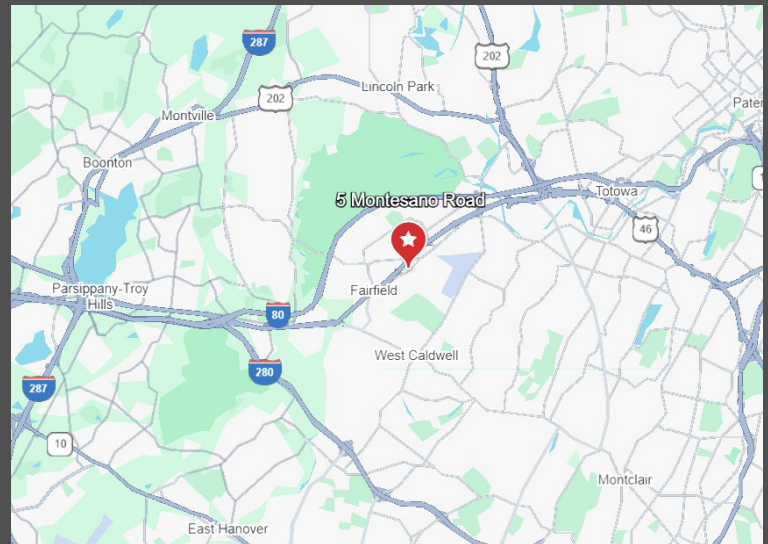
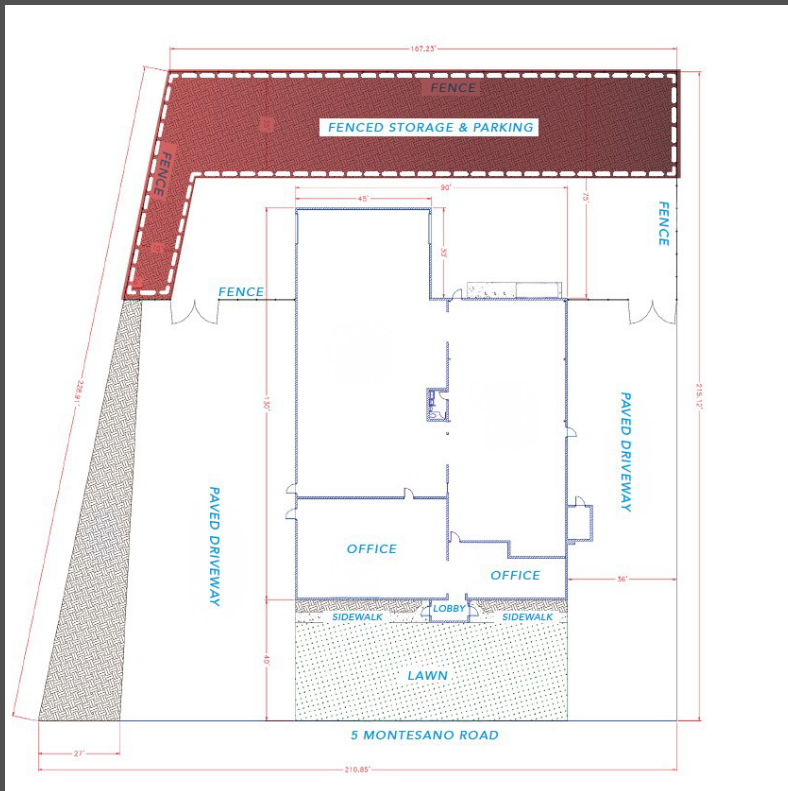
Property Highlights:

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|--------------------|------------------|------------------|------------------|
| • Available Space: | +/- 10,624 SF | • Property Size: | +/- 1 Acre |
| • Office Area: | +/- 1,500 SF | • Zoning: | L1 |
| • Loading: | 2 Drive-in Doors | • Lease Rate: | Call for Pricing |
| • Ceiling Height: | 14'-16' | • OPEX: | +/- \$4.50 PSF |
| • Parking: | 23 Parking Spots | • Available: | Immediately |

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Improvements: New LED lighting throughout, gated rear yard with circular access, operable crane, office area recently refurbished and newly painted warehouse .



Comments: Easy access to Routes 80, 46, 280, 287, Garden State Parkway and NJ Turnpike.

For more information, please contact:

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