

# 730

GRAND AVE  
RIDGEFIELD, NJ

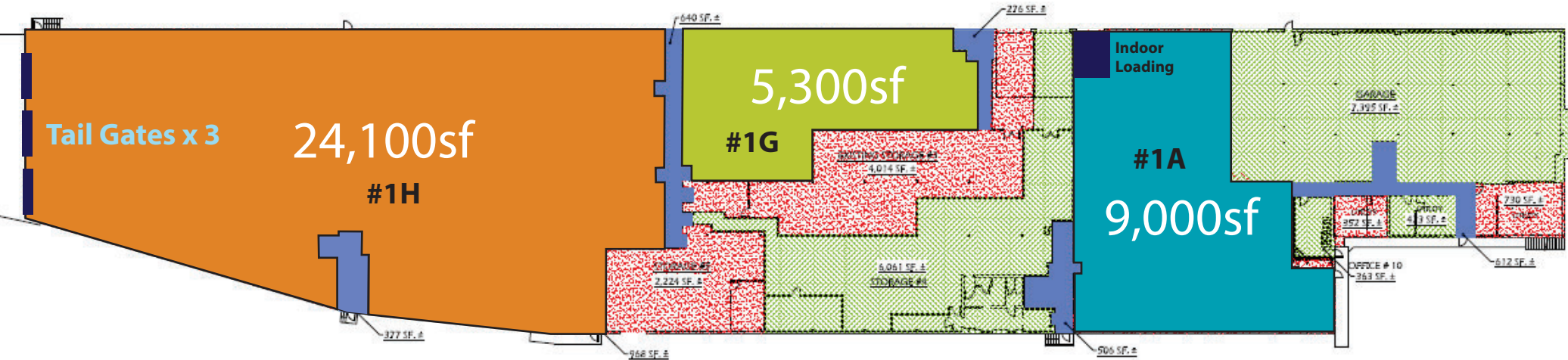


Warehouse Space Available  
for Lease



# Space Specifications

730 Grand Ave.  
Ridgefield, NJ 07657



| Available Units | #1A               | #1G       | #1H          |
|-----------------|-------------------|-----------|--------------|
| Ceiling Height  | 16'               | 13'       | 14'-15'      |
| Parking         | Indoor & Street   |           |              |
| Sprinkler       | Wet System        |           |              |
| Loading Dock    | Box Truck X1      | Street X1 | Tail Gate X3 |
| Drive In        | N/A               |           |              |
| Lighting        | LED               |           |              |
| Heat            | Ceiling Unit(Gas) |           |              |
| Power           | 4,000a            |           |              |
| Possession      | Immediate         | Immediate | 4/1/2024     |

**ASKING RENT:** By upon request  
**Basic + NNN**  
**Escalation:** 3% per year  
**Security Deposit:** 3 Months + 1st Month  
**Term:** Negotiable  
**Zoning:** Light Manufacturing  
**Use:** Warehouse/ Storage  
**Space Condition:** AS IS

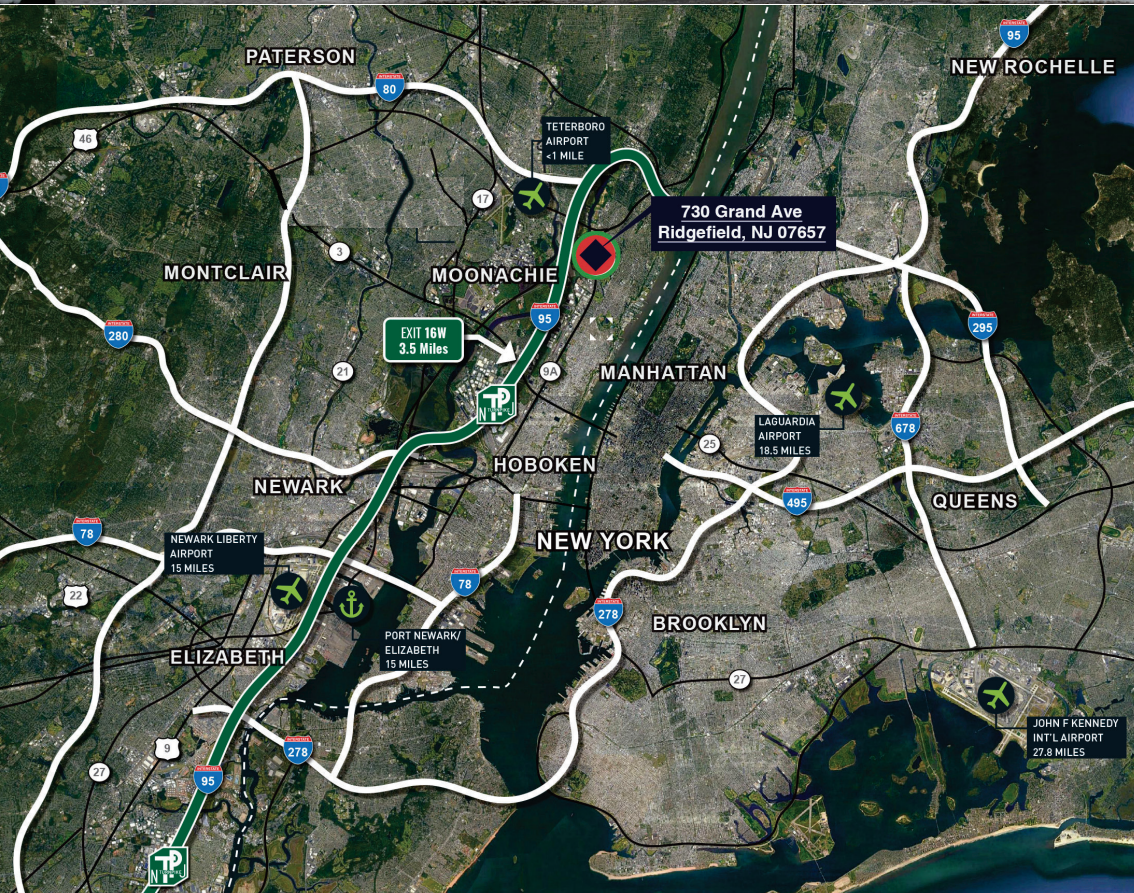


# Location 730 Grand Ave.

Ridgefield, NJ 07657



This property situated on Grand Ave., Ridgefield is 81,869 square feet consisting of warehouse and office on 77,537 sf land. The property is a two-story building. There are 6 different sizes warehouses on ground floor and 9 offices on second floor. The property was built in 1964 and renovated in 2024-2015.



Contact for more information



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Dennis Shim

730 Grand Ave is minutes away the Rt-46, The George Washington Bridge providing convenient access into New York City, 1-95, 1-80, Route 1&9. the Lincoln Tunnel, and major roadway.