



# OFFICE BUILDING FOR SALE

**51 East Spring Valley Avenue, Maywood, NJ 07607**

**±3,000 SF**



## PROPERTY OVERVIEW

With Route 4, the Bergen Town Center Mall, and the busy Forest Avenue in close proximity, this two-floor stand-alone office building gets plenty of exposure. It's ideally located in one of Northern New Jersey's most high-traffic areas, yet set back on a shaded street. Neighbors include Best Buy, Bloomingdale's, Lowe's, Marshalls, Nordstrom Rack, ShopRite, Target, Whole Foods, and walking distance to 24Hr Fitness.

FOR MORE  
INFORMATION,  
PLEASE CONTACT  
EXCLUSIVE BROKER:

**ASKING PRICE:** \$900,000.00

**FIRST FLOOR:**

- Three private windowed offices
- Large bullpen
- Copy/Mail/Fax
- Private restroom

**SECOND FLOOR:**

- Open bullpen
- Conference room
- Private restroom

**THIRD FLOOR:**

- Kitchen
- Storage

**Joe Tormen | Partner**  
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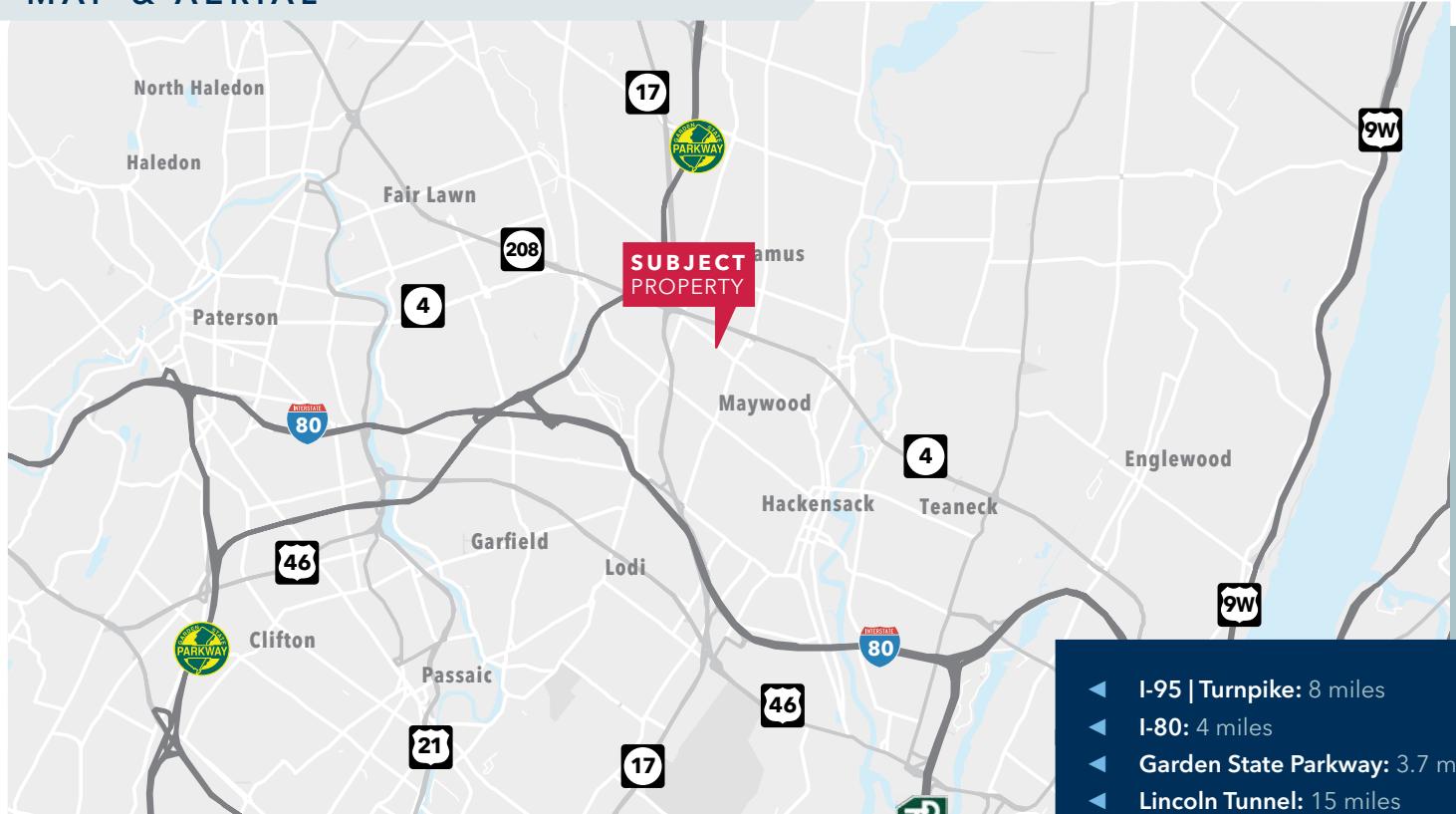
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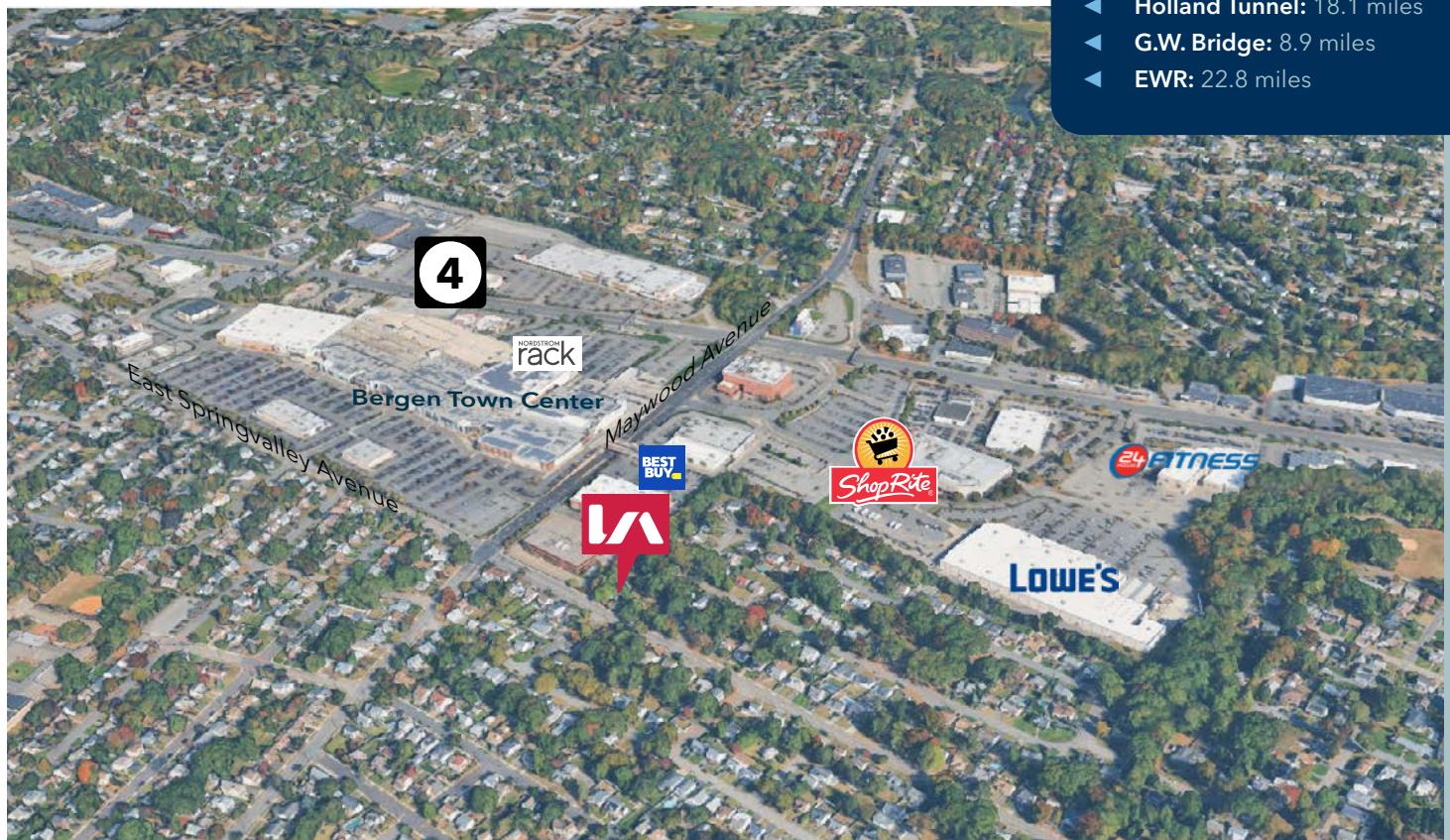
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## MAP & AERIAL



- ◀ I-95 | Turnpike: 8 miles
- ◀ I-80: 4 miles
- ◀ Garden State Parkway: 3.7 miles
- ◀ Lincoln Tunnel: 15 miles
- ◀ Holland Tunnel: 18.1 miles
- ◀ G.W. Bridge: 8.9 miles
- ◀ EWR: 22.8 miles





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## INTERIOR PHOTOS



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ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

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