



±8,618 sf

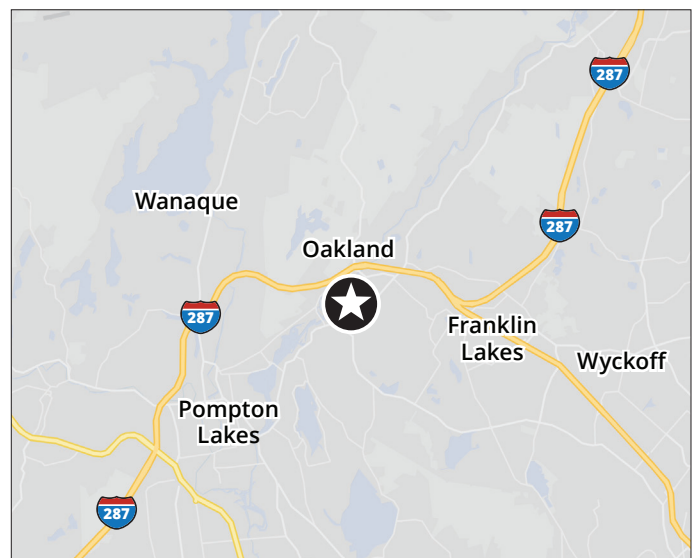
SUITE 4

AVAILABLE IMMEDIATELY

Warehouse available with office suite

Close proximity to major highways

- 1.5 miles to Route 287
- 0.5 miles to US 202/ Ramapo Valley Rd
- 3 miles to Route 208
- 8 miles to Route 17



For further information

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Specifications

Available	±8,618 sf
Office	±2,218 sf
Ceiling height	22'
Column spacing	24' x 40'
Loading dock	1
Power	400 amps, 120/208 volts, 3 phase
Sprinkler system	Wet
Lighting	LED
Car parking	10
Tax & Opex	\$4.50/sf
AC	1.5
Available	Immediate



WITHIN 30 MIN DRIVE

Demographics

\$98.6K

Median household income

\$24.24

Median hourly wage

2,801,089

Total population

5,645

Warehouse workers

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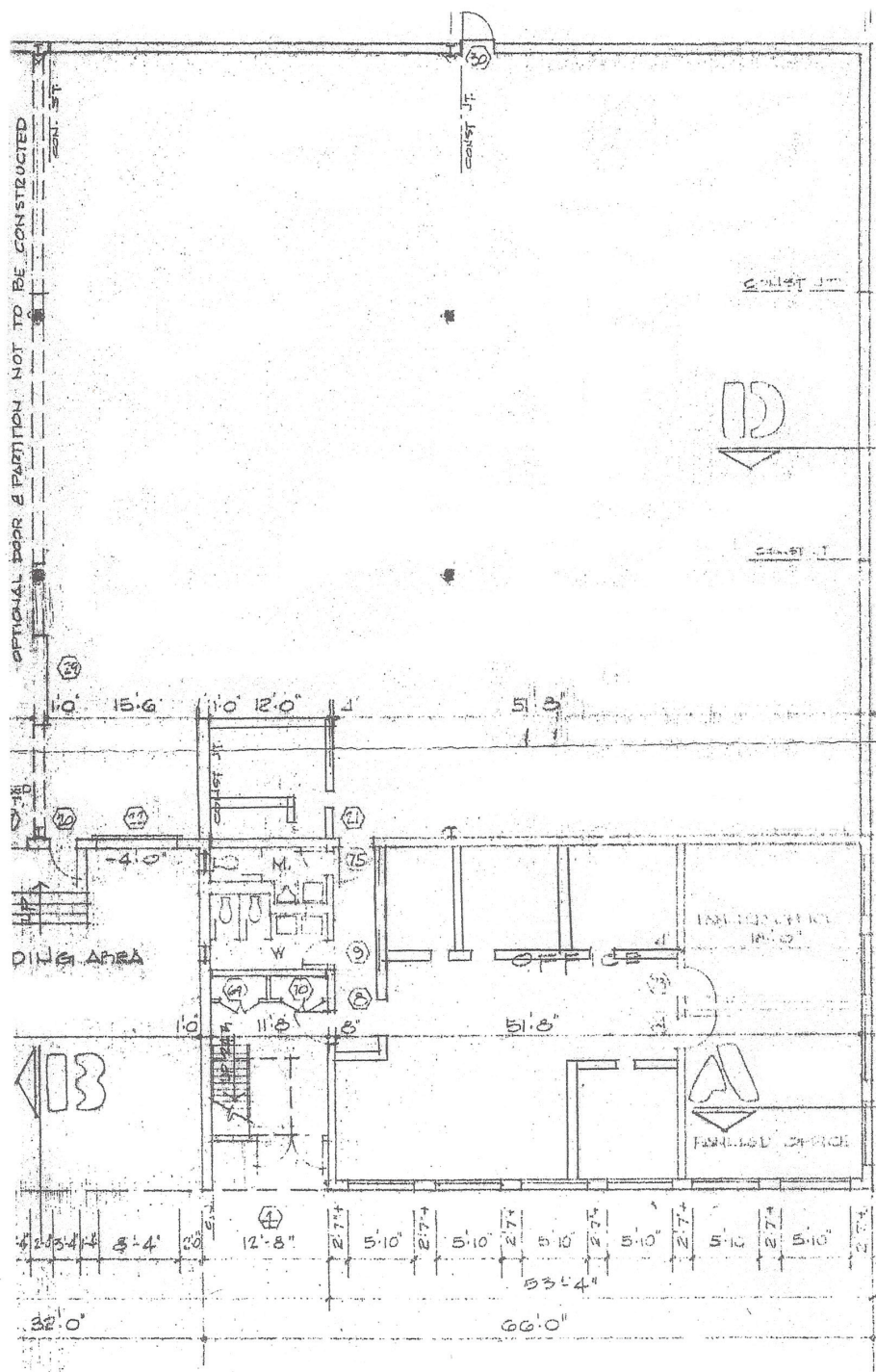
Gallery



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Floor Plan



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