



## Newly Renovated Office Space

**67A Mountain Blvd, Warren Twp,  
Somerset County, New Jersey**

### PROPERTY DESCRIPTION

Recently renovated 28,570 SF two story brick/block constructed office building located in the center of Warren. Renovations include new lobby, common area upgrades, bathrooms and exterior improvements including landscaping and new monument sign. Less than 3 miles South of I-78, Exit 36 and 1.8 miles North of SR 22 & Warrentown Rd.

### AVAILABLE SPACE

Unit C2: 3,993 Rentable SF

### RENTAL RATES

\$19.50 psf plus tenant Electric

### OCCUPANCY

Immediate

### PARKING

88 On-site parking spaces

### ZONING

BR40 Zone allows a wide range of professional office uses, including medical/dental

## FOR ADDITIONAL INFORMATION CONTACT EXCLUSIVE LEASING AGENT

**Christian Harrington**

**Associate- Brokerage Department**

**908.604.6900 x 119**

**[charrington@silbertrealestate.com](mailto:charrington@silbertrealestate.com)**

**SILBERT**  
REALTY & MANAGEMENT COMPANY, INC.

152 Liberty Corner Road  
Suite 203  
Warren, NJ 07059



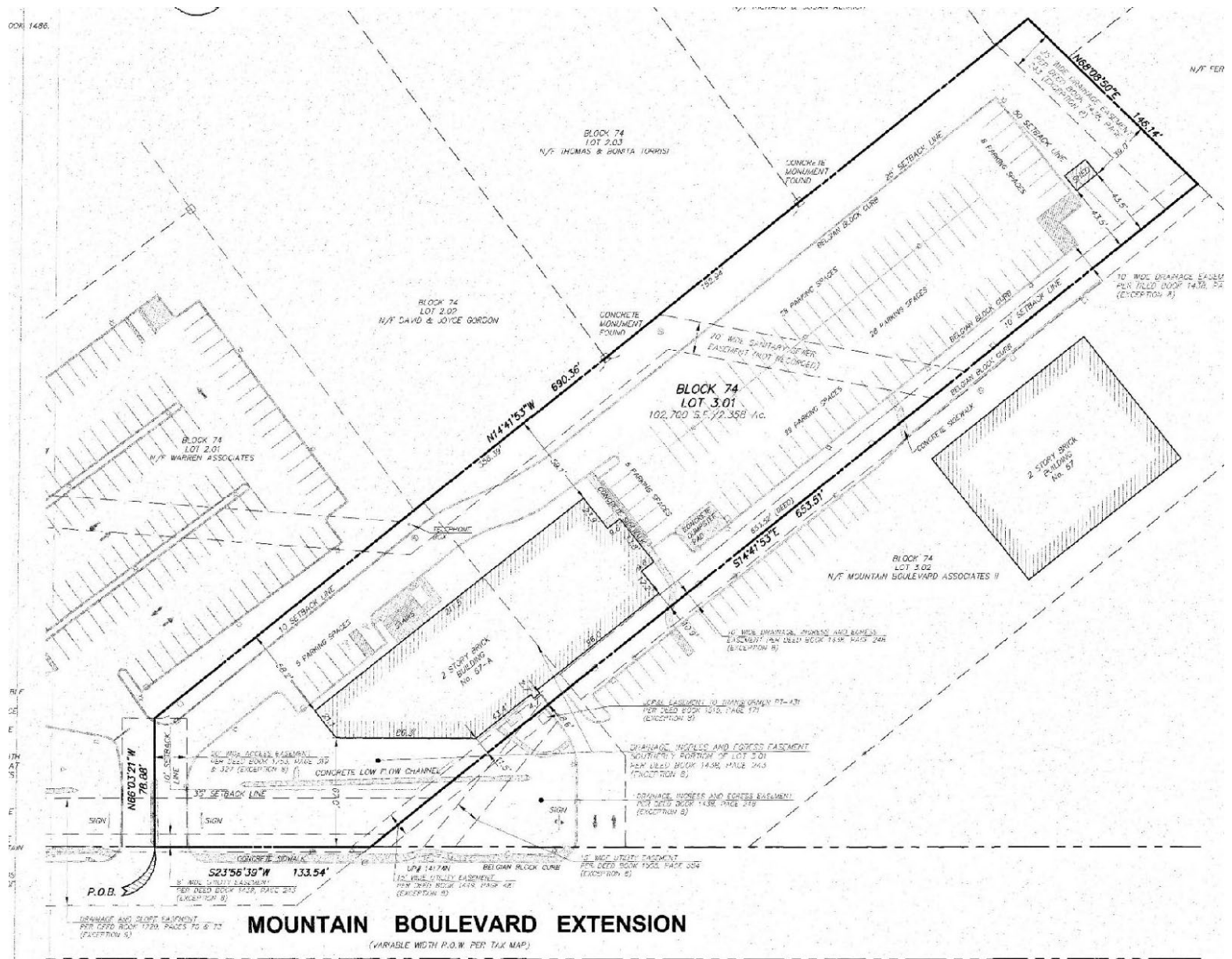
Visit Our Website: [WWW.SilbertRealEstate.com](http://WWW.SilbertRealEstate.com)



# Lobby Photos & Monument Sign

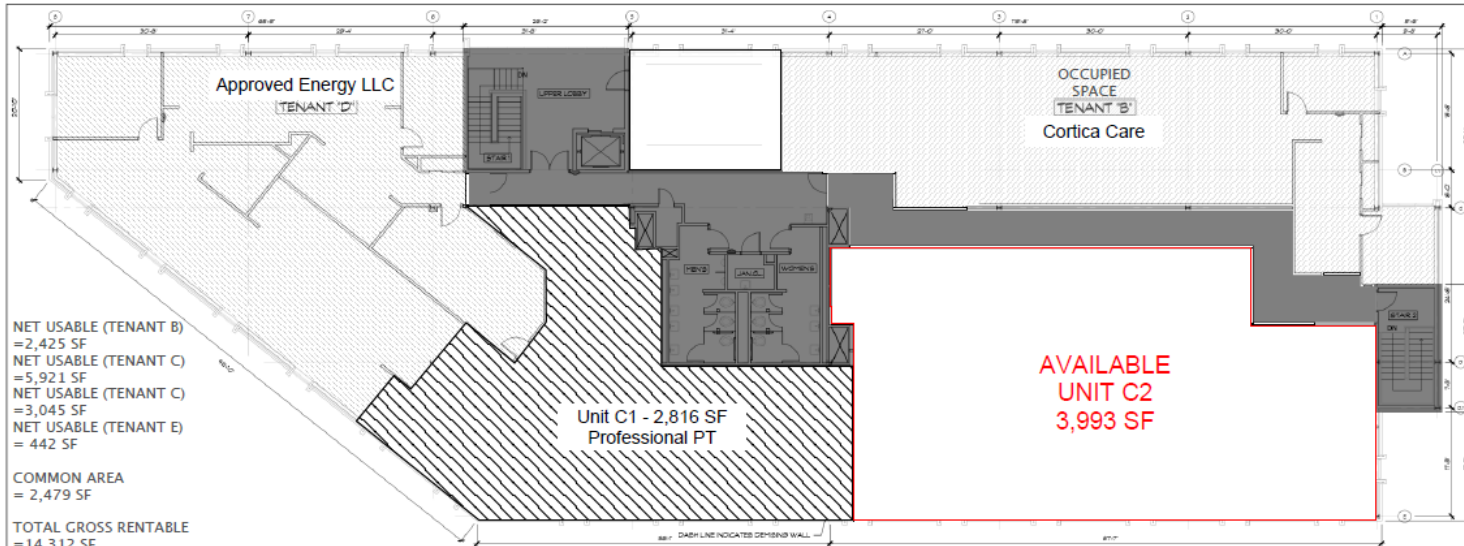


## Site Plan

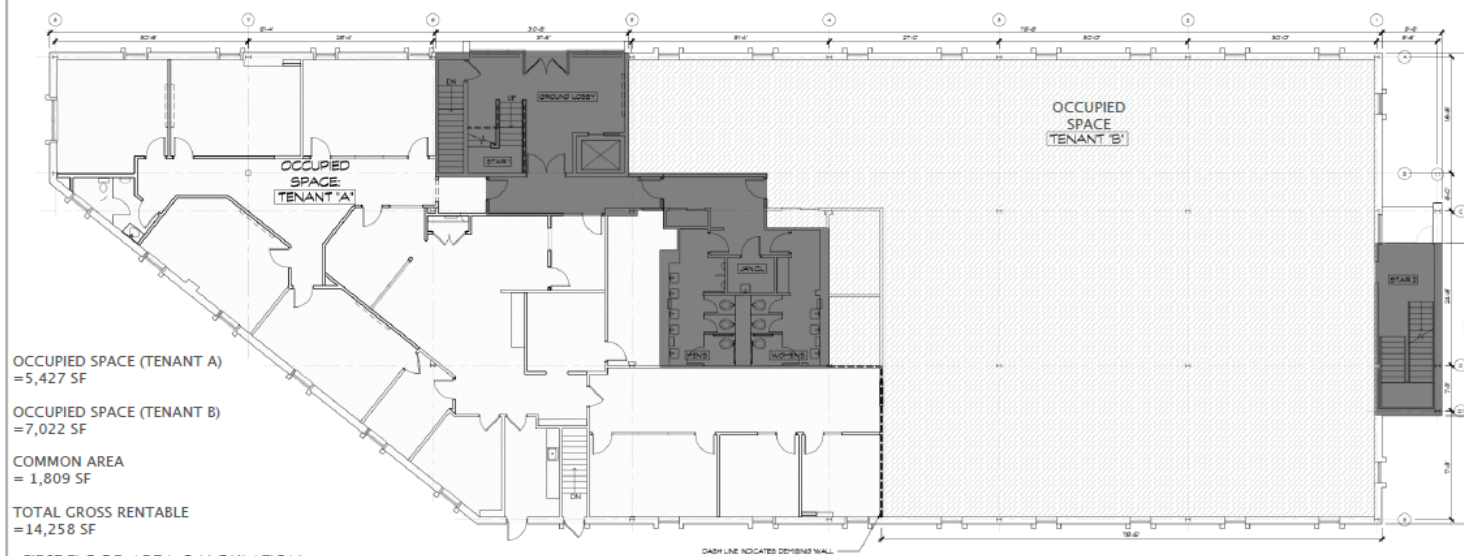




# Leasing Plan



SECOND FLOOR AREA CALCULATION



FIRST FLOOR AREA CALCULATION



**OWNER:**  
CARBO  
CONSTRUCTION CORP.

605 Omni Drive  
Hillsborough, NEW JERSEY 08844



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**NCARB**  
CERTIFIED PROFESSIONAL ARCHITECT

**FLOOR  
AREA CALCULATION**

DATE:		DRN	CHK	DESCRIPTION
09/20/2021		SL	RY	REBOLICAR
REV.	DATE:	DRN	CHK	DESCRIPTION

PROJECT NO. **4764** SHEET NO. **SK01**

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# Trade Aerial

