

1195 HIGHWAY 70, LAKEWOOD, NJ 08701

OFFICE SPACE FOR SUBLEASE

KELLERWILLIAMS®

UNIT DESCRIPTION

- The space is currently built out as a fully functional office, featuring a conference room, three private offices, a kitchen, and a restroom.
- The suite consists of approximately 1,360 square feet with 10-foot ceilings, drop ceiling finishes, and a combination of carpeted and tiled flooring throughout.

SUBLEASE TERMS

- **Base Rent:** ~\$26.07/SF
 - **CAM:** ~\$8.82/SF
 - **Monthly Total:** \$3,954.67

 - **Lease expiration** 5/31/2028
 - \$26 sqft 2026
 - \$27 sqft 2027 (Increase)
 - \$28 sqft 2028 (increase)
- CAM is \$1,000 per month



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INTERIOR PHOTOS



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