

FOR LEASE: 10,624 SF Available

5 Montesano Road, Fairfield, NJ

Exclusive Leasing Agent:



Resource Realty
Corporate Real Estate Services

35 Years of Dedication & Expertise



PROPERTY SPECS:

Total Available Space: +/- 10,624 SF

Office Area: +/- 1,500 SF

Occupancy: Immediately

Loading: 2 Drive-In Doors

Ceiling Height: 14'-16'

Zoning: L1

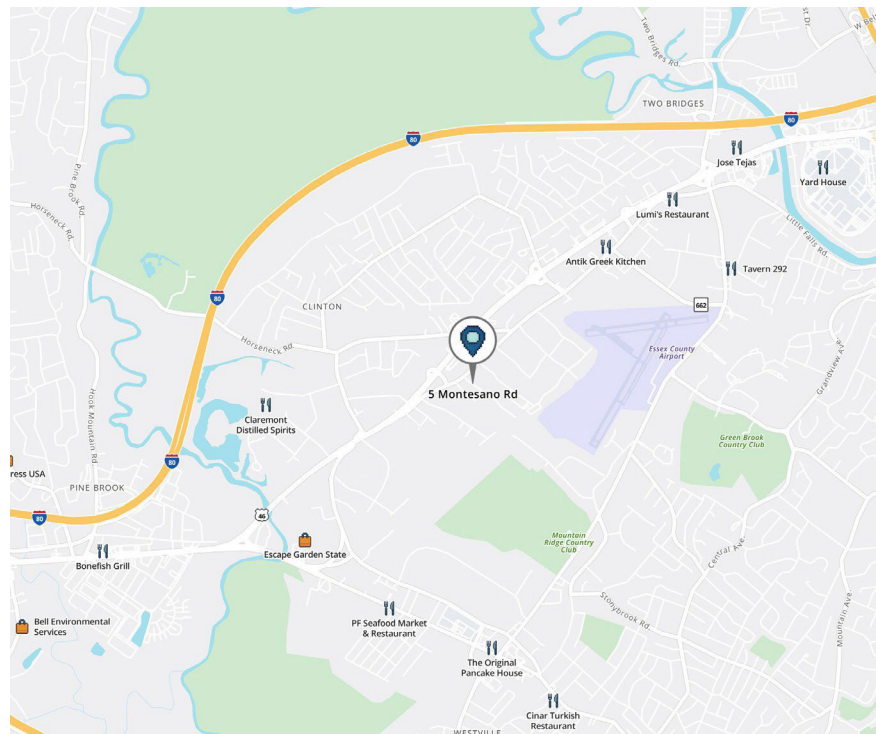
Parking: 23 Parking Spots

Lease Rate: Call for Pricing

Taxes & CAM: +/- \$4.50 PSF

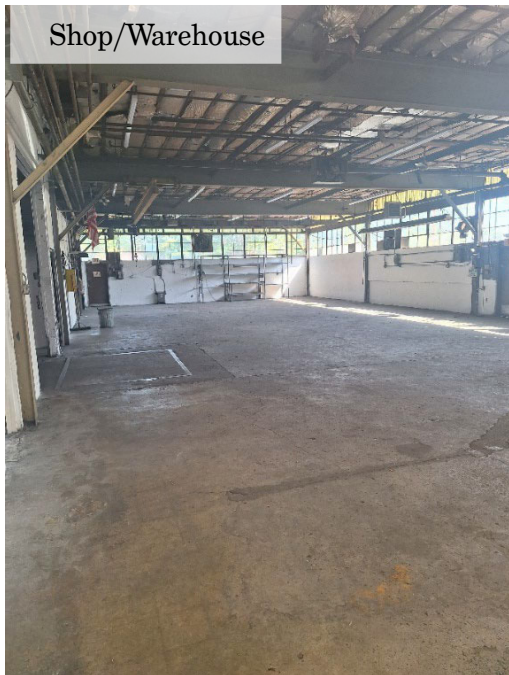
Improvements:

- New LED lighting throughout
- Gated rear yard with circular access
- Operable crane
- Office area recently refurbished
- Newly painted warehouse



Comments: Easy access to Routes 80, 46, 280, 287, Garden State Parkway and NJ Turnpike.

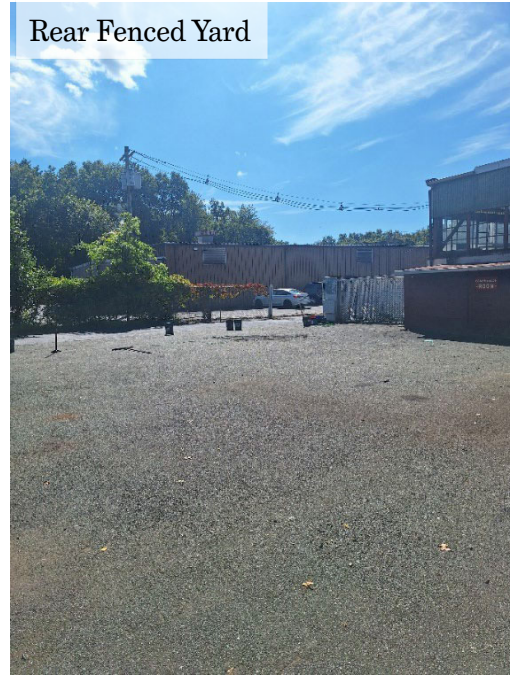
Shop/Warehouse



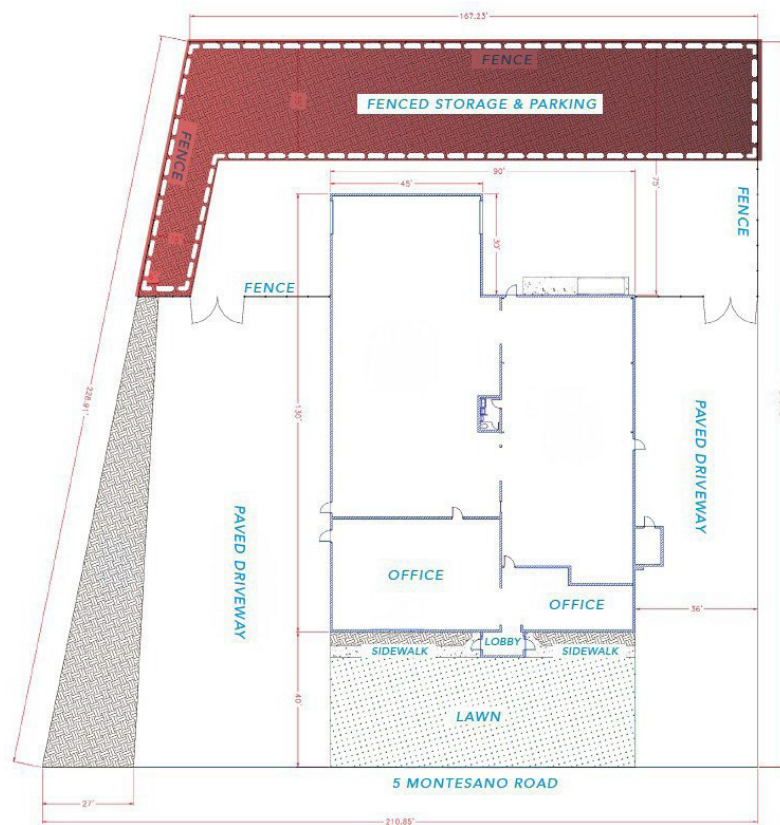
Shop/Warehouse



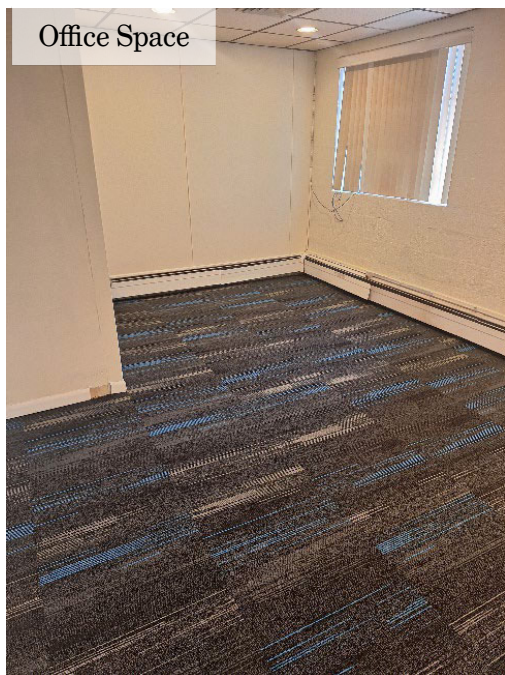
Rear Fenced Yard



FLOOR PLAN



Office Space



For more information, please contact:

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