

# 420

**MOUNTAIN AVENUE**  
NEW PROVIDENCE, NEW JERSEY

**95,412 R.S.F.**  
**AVAILABLE FOR LEASE**



## FEATURES

- High quality, modern open office environment
- Furniture potentially available
- Large training and conference center
- Full-service cafeteria
- On-site fitness center
- Park-like setting – 24 acre campus
- 100% backup generators: 650 kw and 275 kw natural gas
- Data center
- Monument signage on Mountain Avenue & at building entrance
- Loading dock

## AVAILABLE SPACE

FLOOR 1	FLOOR 2	FLOOR 3	FLOOR 4
<b>25,625 S.F.</b>	<b>33,297 S.F.</b>	<b>36,490 S.F.</b>	<b>LEASED</b>

## LOCATION

- Highly accessible to I-78, Route 22 & 24 & Garden State Parkway
- Close proximity to train station & bus lines, restaurants & lodging
- Accessible to Newark International Airport & Downtown Summit

Owned by:



Managed by:



Leased by:



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## MOUNTAIN AVENUE

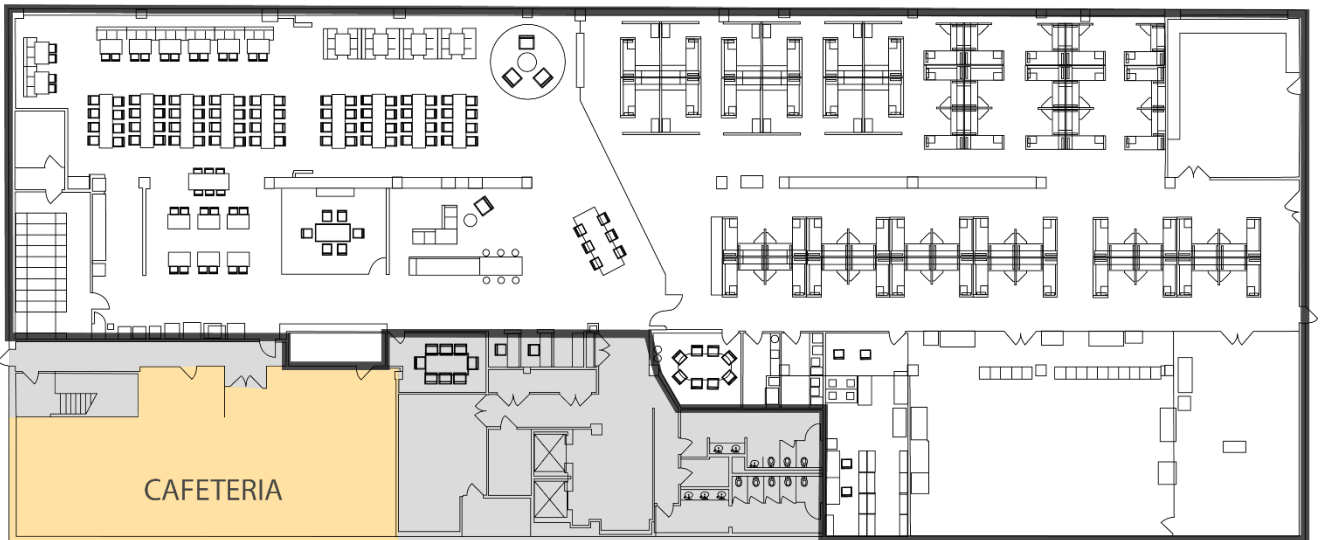
NEW PROVIDENCE, NEW JERSEY

# 1




### FIRST FLOOR PLAN

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AVAILABLE  
25,625 R.S.F.



#### KEY

-  AVAILABLE
-  COMMON CORRIDOR
-  BUILDING AMENITIES

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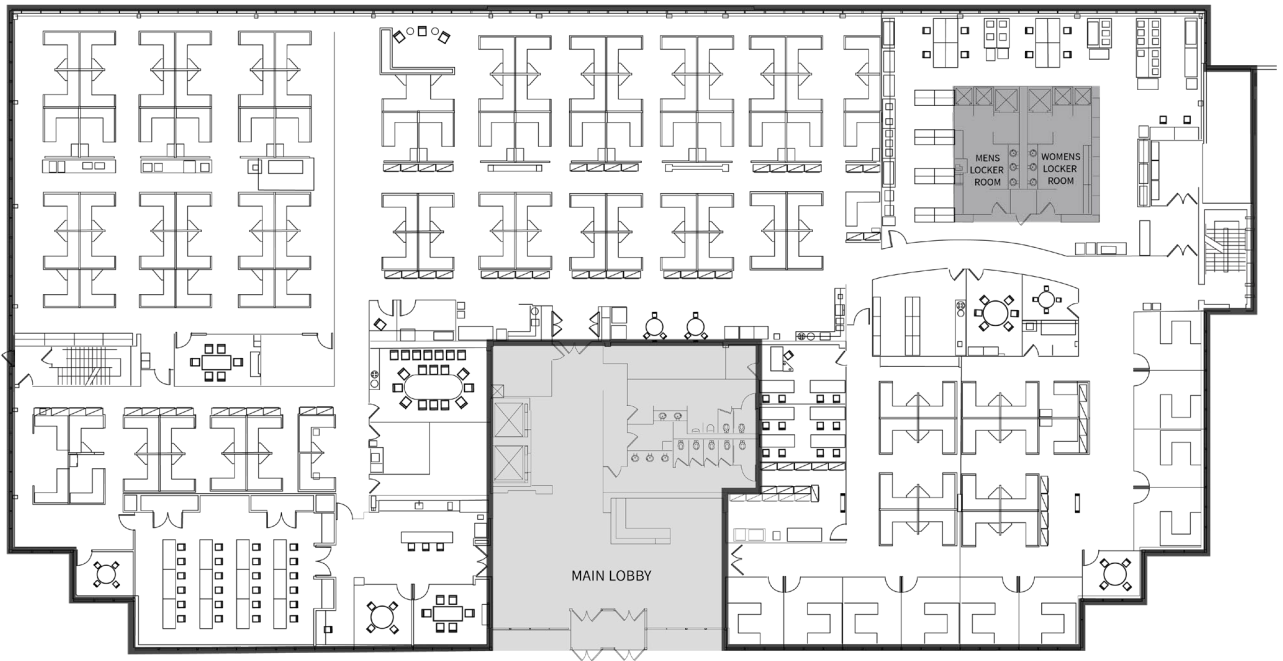
MOUNTAIN AVENUE  
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# 2

SECOND FLOOR PLAN

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AVAILABLE  
33,297 S.F.



KEY:

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- COMMON CORRIDOR

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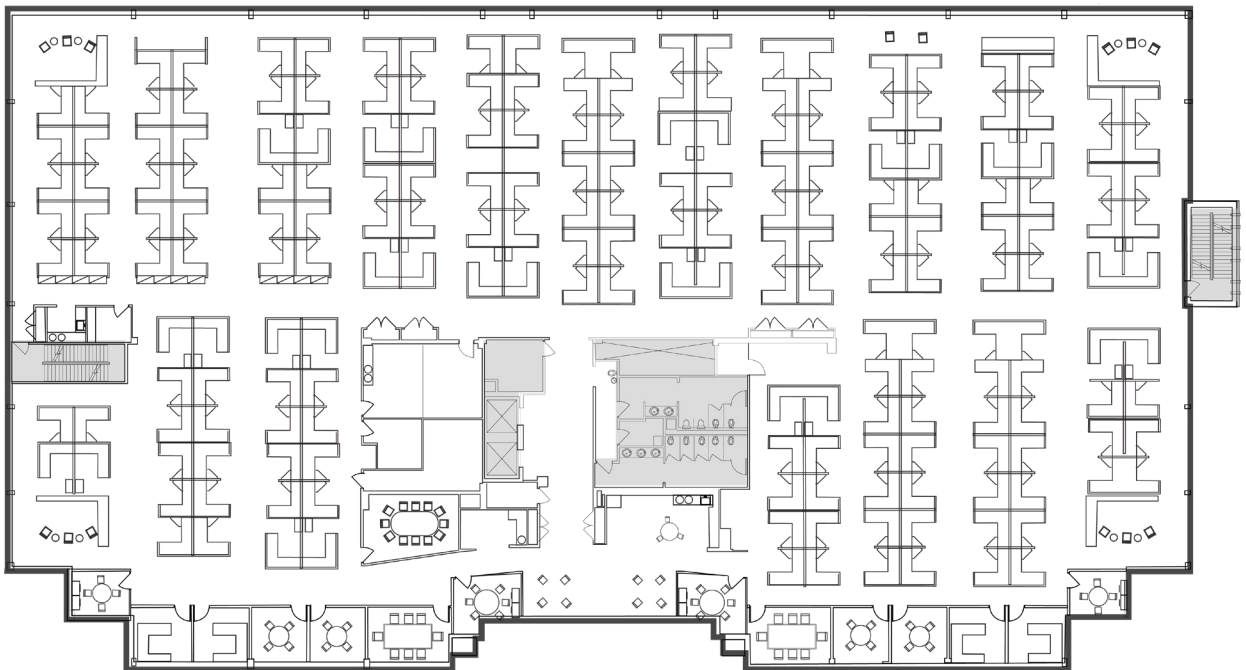
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# 3

### THIRD FLOOR PLAN

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AVAILABLE  
36,490 S.F.



\* FURNITURE NOT AVAILABLE

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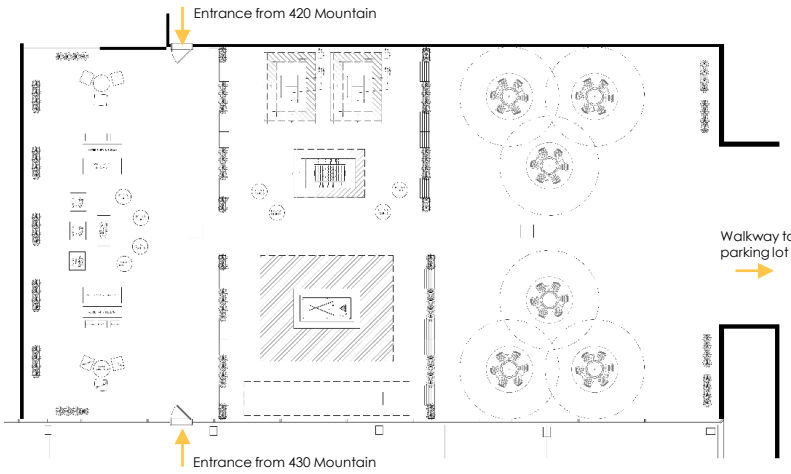
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### NEW OUTDOOR LOUNGE & GAME AREA

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## COMPLETED...Q3 2023



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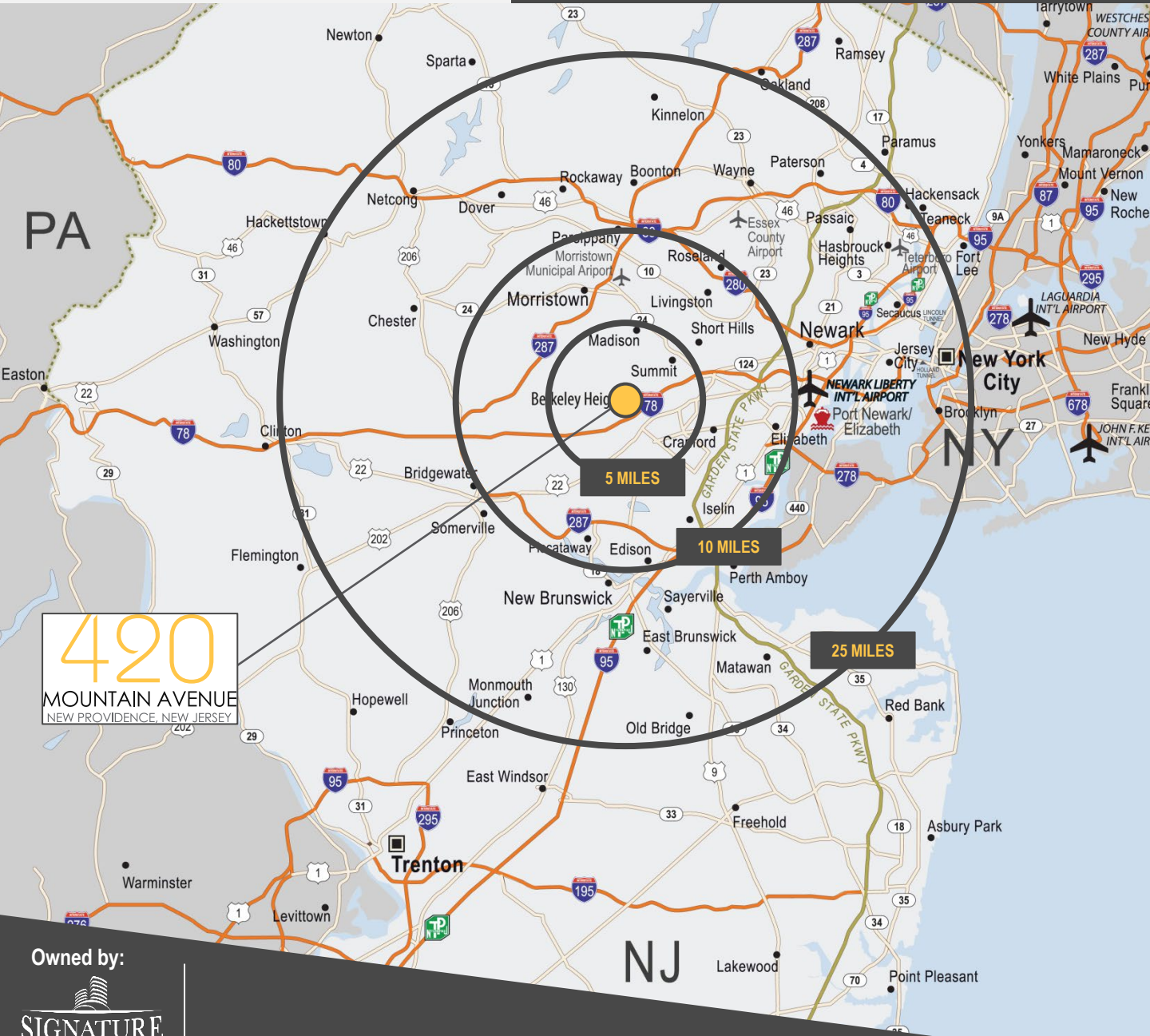
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## MOUNTAIN AVENUE NEW PROVIDENCE, NEW JERSEY



REGIONAL MAP

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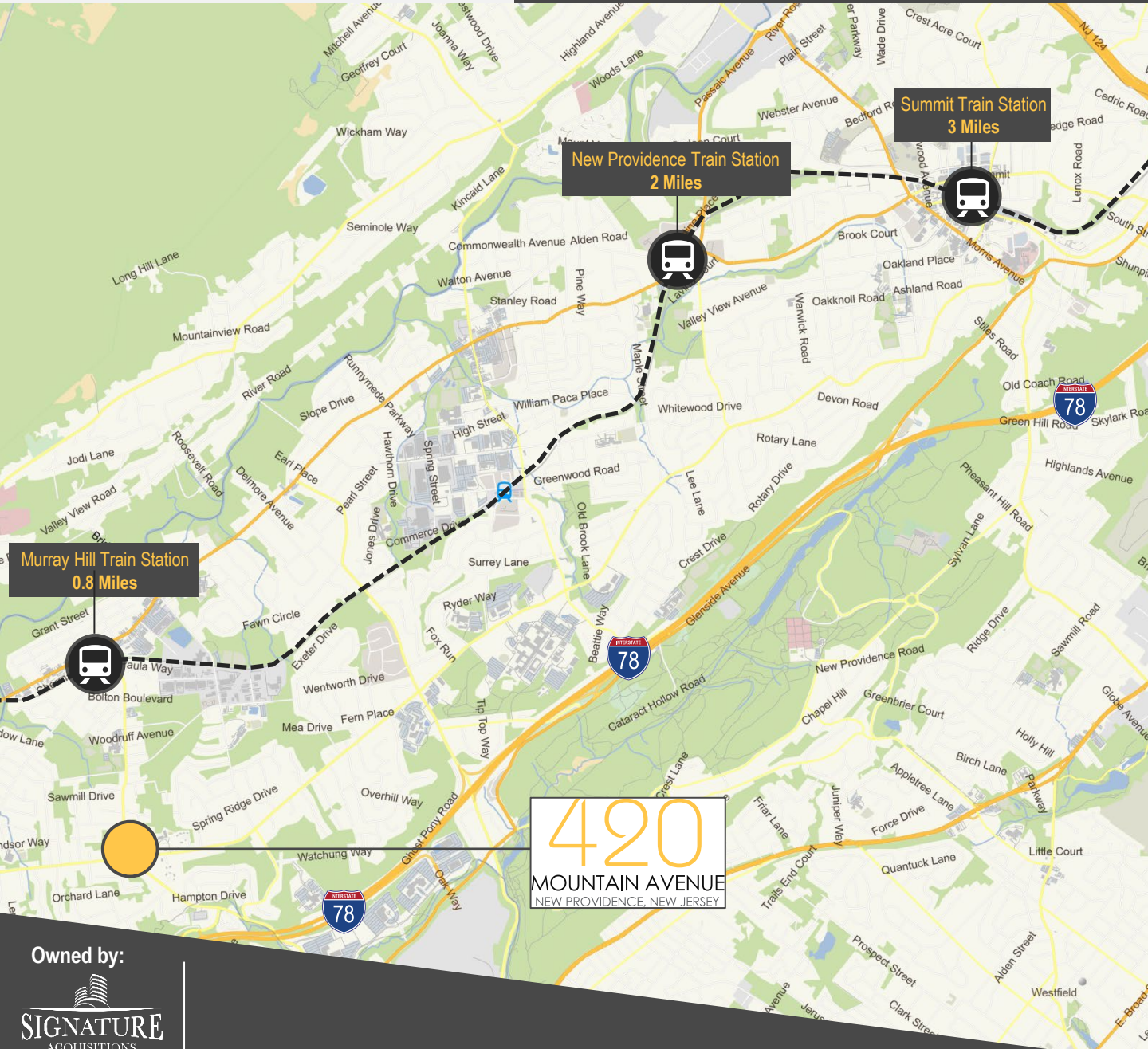
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## MOUNTAIN AVENUE NEW PROVIDENCE, NEW JERSEY



### LOCAL TRAIN STATIONS

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Murray Hill Train Station  
0.8 Miles

New Providence Train Station  
2 Miles

Summit Train Station  
3 Miles

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