

800 Kinderkamack Road, Oradell, NJ



FOR LEASE – 6,613 RSF – 3rd Floor/North

Atrium Lobby
Full Service Café

Generous Parking
Outdoor Patio Seating

Close to Bus Stop
and Train Stations

Nina Bianco, Agent | O 201.336.1211 | M 201.615.5102 | NBianco@NIANationalRealty.com

NIA National Realty | 66 Route 17 North, Suite 900 | Paramus, NJ 07652 | 201.845.6606 | www.NIANationalRealty.com

Subject to errors, omissions, changes, prior sale or withdrawal, all without notice.

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LOCATED – Easy access on the west side of Kinderkamack Road; just north of Soldier Hill Road in Oradell. Situated between Hackensack Golf Club and Soldier Hill Golf Course.

ADJACENT TO – Oritani Bank, Dairy Queen, Liberty Subaru, medical facilities, and office buildings.

ACROSS – The Hiram Blauvelt Art Museum, Hackensack Golf Course, Bus stop to NYC and Train Station (North or South).

STATISTICS: 3 MILE RADIUS

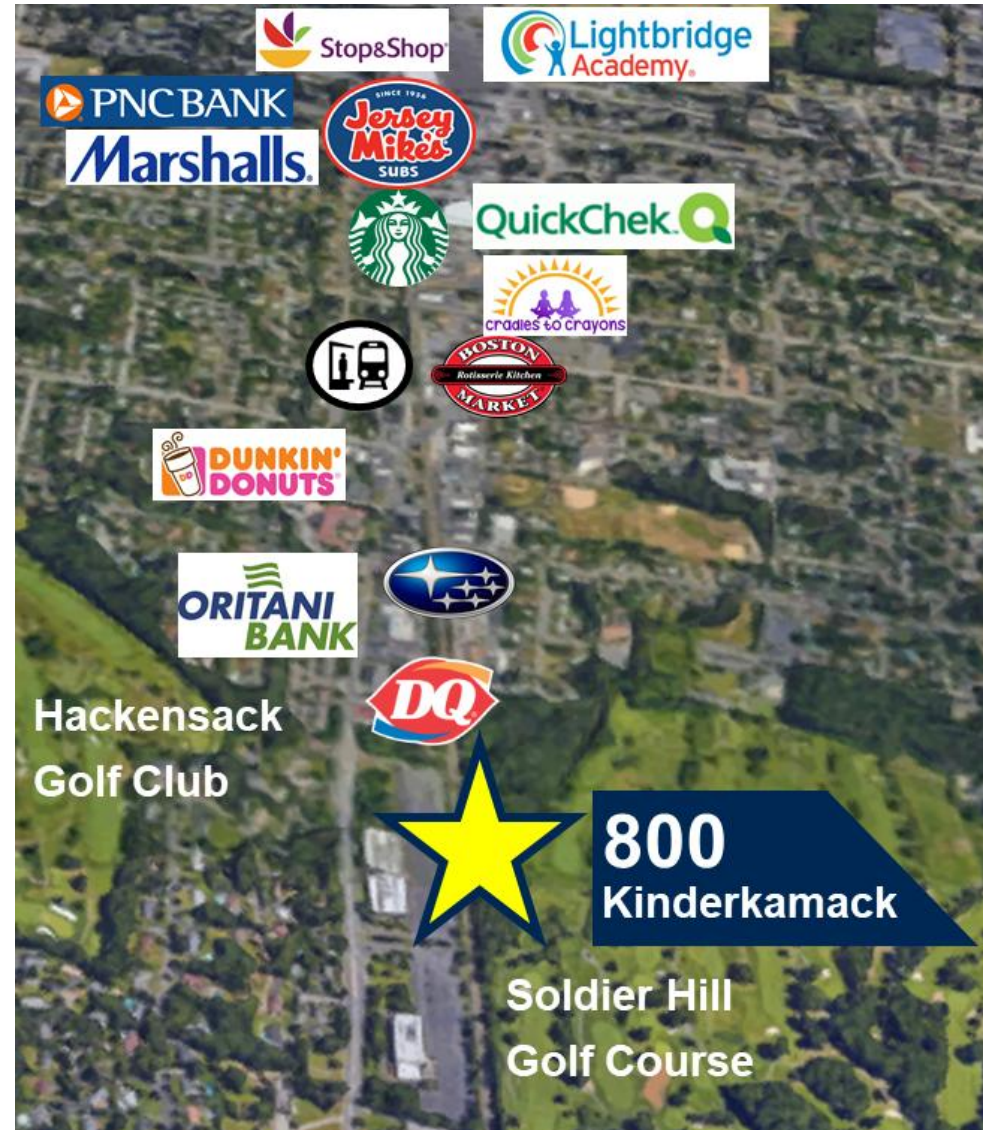
Population = 111,599

Average HHI = \$140,019

Daytime Business Employment = 49,450 people

TRANSIT – Walking distance to both the Oradell and Emerson Train Stations; NJ Transit bus stop. 22 – 27 miles to LGA and EWR.

ATTRACTIONS – Childcare, golf courses, restaurants, shopping, and banking (e.g. M&T, Oritani, PNC, Valley National, Wells Fargo).



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This prominent office building is available for **immediate lease**. Common areas and amenities include an impressive, **three-story atrium lobby**, **a full service café**, **a gym**, generous parking, 24/7 card access, and on-site management.

Total SF	6,613
Lot Size	10.16
Heat	Gas
Parking Spaces	500
Zoning	Off
Lease/SF	\$24.00 +TE
	\$28.00 NNN
	(medical)
TE	\$1.75



Café/Gym



Parking



Lobby



Conference Room

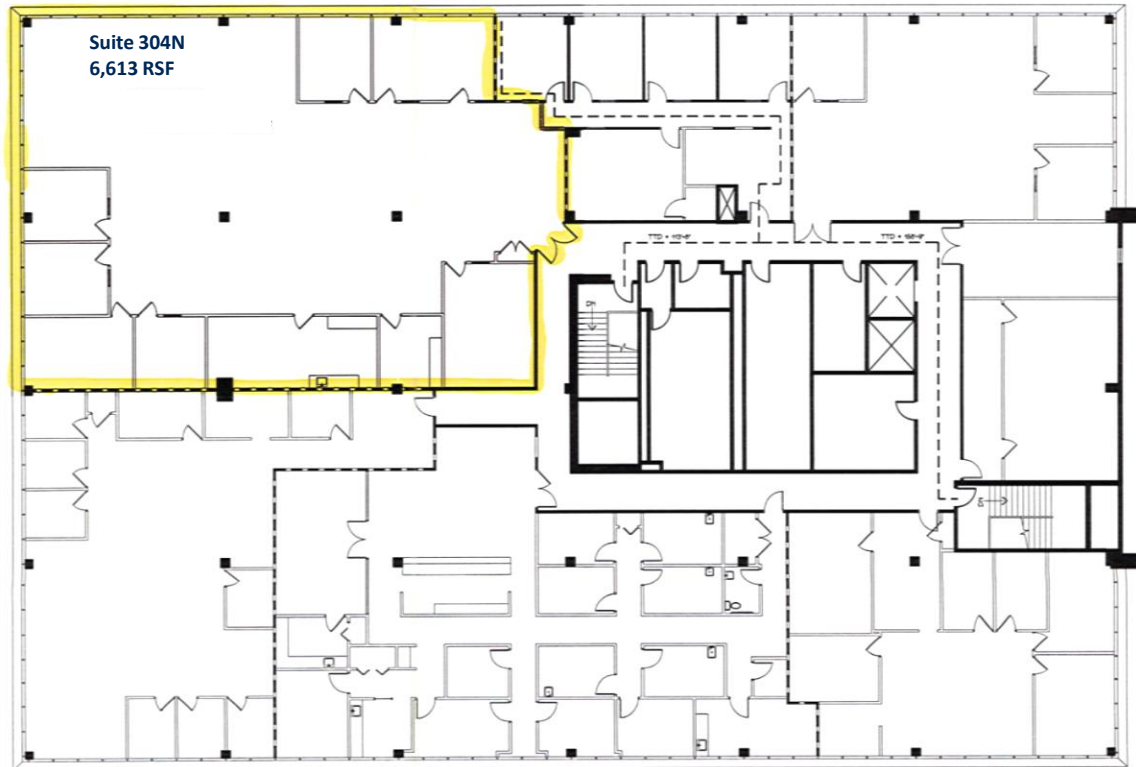


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3rd Floor



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