

**1** Mill Ridge Ln  
CHESTER  
NEW JERSEY

**930 SF - 1,164 SF**  
TWO PROFESSIONAL OFFICE SUITES  
FOR LEASE



## Property Features

- ±16,000 SF two-story professional office building
- Two suites currently available: ±930 SF and ±1,164 SF
- Elevator-served building
- High-end interior finishes and recently remodeled suites
- Fiber connectivity throughout the building
- 4:1,000 parking ratio
- Professionally landscaped campus setting with scenic pond views
- Quiet professional environment
- Convenient access to Route 24 and Route 206



FOR MORE INFORMATION

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# PROPERTY SUMMARY



## Property Description

Located within a beautifully maintained professional office campus, this building offers a unique opportunity for businesses seeking high-quality office space in the heart of Morris County's desirable Chester market.

The two-story, ±16,000 SF office building features attractive architecture, high-end interior finishes, and recently renovated suites designed to accommodate a range of professional users. The tranquil campus setting comes with pond views and landscaped walking paths.

Available suites provide efficient layouts ideal for professional services, medical-related office uses, financial firms, consultants, and boutique businesses. Tenants benefit from modern building infrastructure, fiber connectivity, elevator access, and ample parking, all within a picturesque campus setting.

## Location Description

Strategically located just off Route 24, providing convenient regional access throughout Morris County and the surrounding Northern New Jersey markets. The property is positioned within minutes of downtown Chester, a highly desirable and affluent community known for its historic charm, boutique shopping, and vibrant restaurant scene.

The surrounding area offers excellent amenities including national retailers, restaurants, and service providers along Route 206 and the Chester Village corridor. The property's serene campus setting combined with strong accessibility makes it an ideal location for businesses seeking a professional image while remaining easily accessible to clients and employees throughout Morris, Somerset, and Hunterdon Counties.

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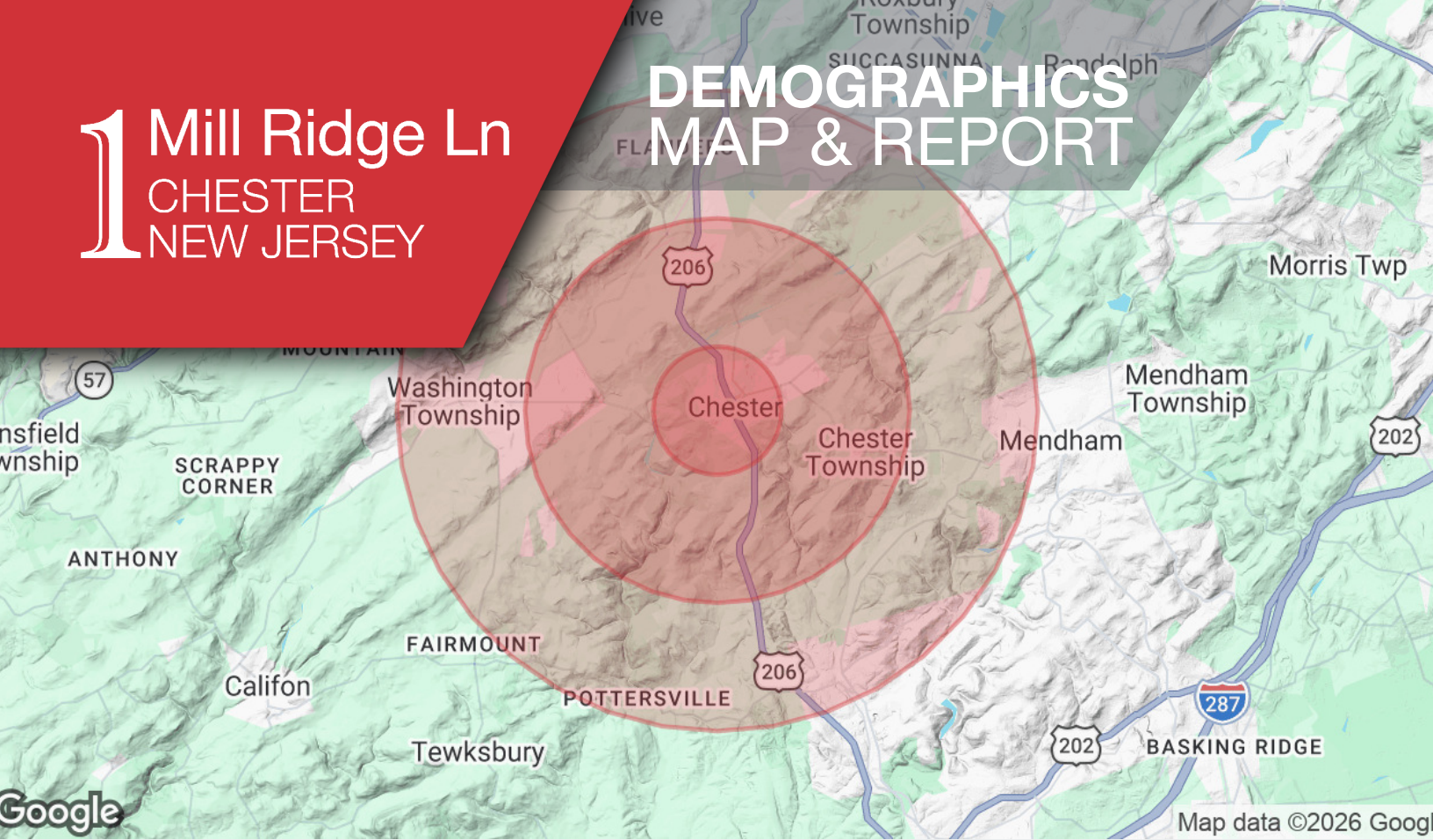
# PROPERTY PHOTOS





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## DEMOGRAPHICS MAP & REPORT



### Population

	1 Mile	3 Miles	5 Miles
Total Population	1,399	9,946	31,963
Average Age	45.5	44.4	44.0

### Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	587	3,799	11,602
Average House Value	\$542,415	\$571,949	\$599,181

2020 American Community Survey (ACS)