

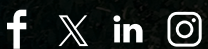
±13,980 SF  
FLEX WAREHOUSE  
SPACE

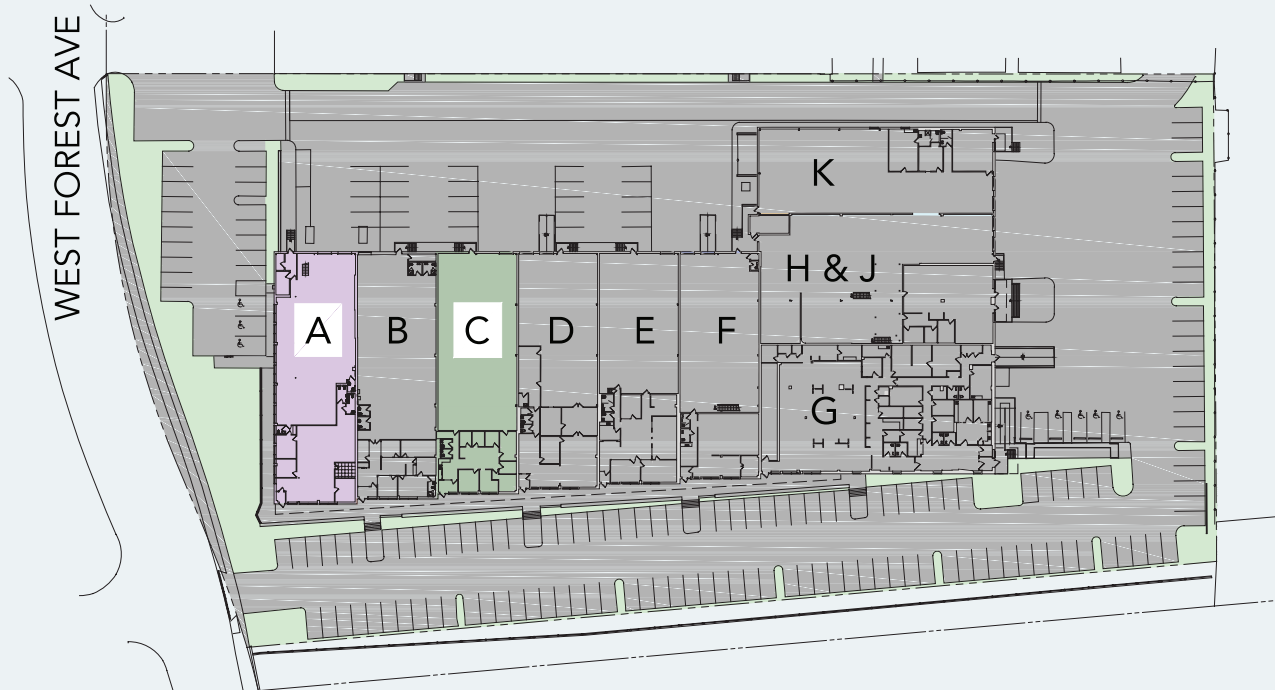
# 100

**West Forest Avenue**  
Englewood, NJ 07631

100

611 River Drive, 4th Floor, Elmwood Park, NJ 07407  
973.337.1144 | [lee-associates.com/wbe](http://lee-associates.com/wbe)





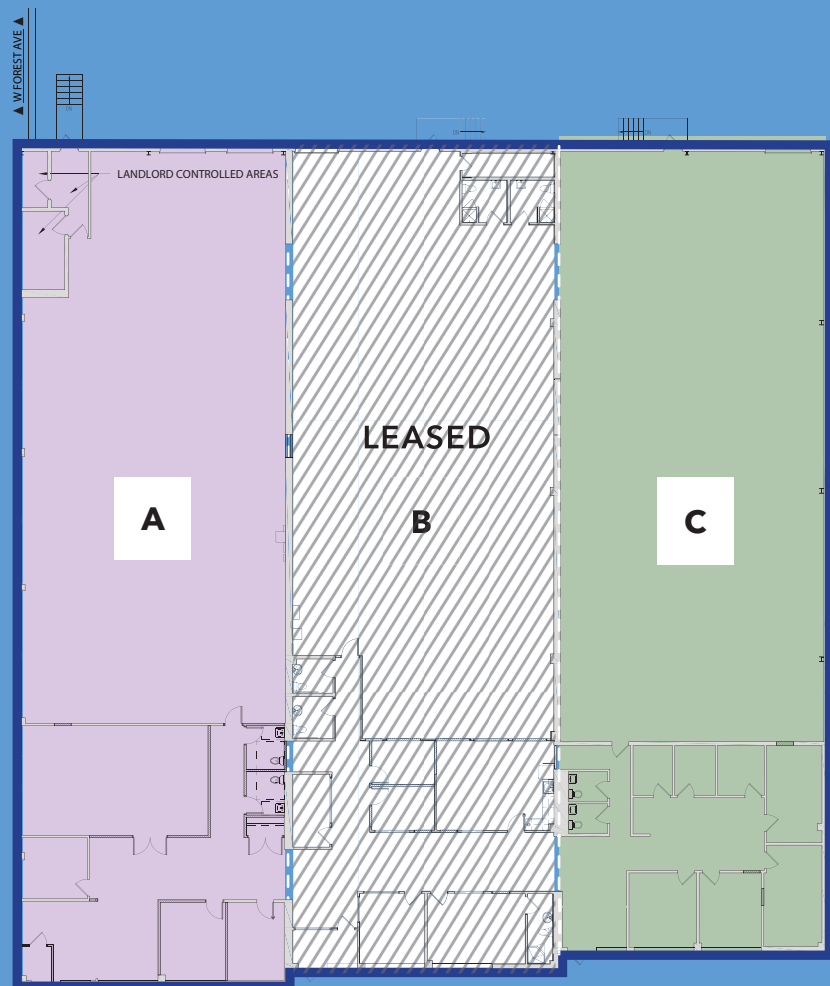
# HIGH PROFILE WAREHOUSE SPACE AVAILABLE (Divisible)

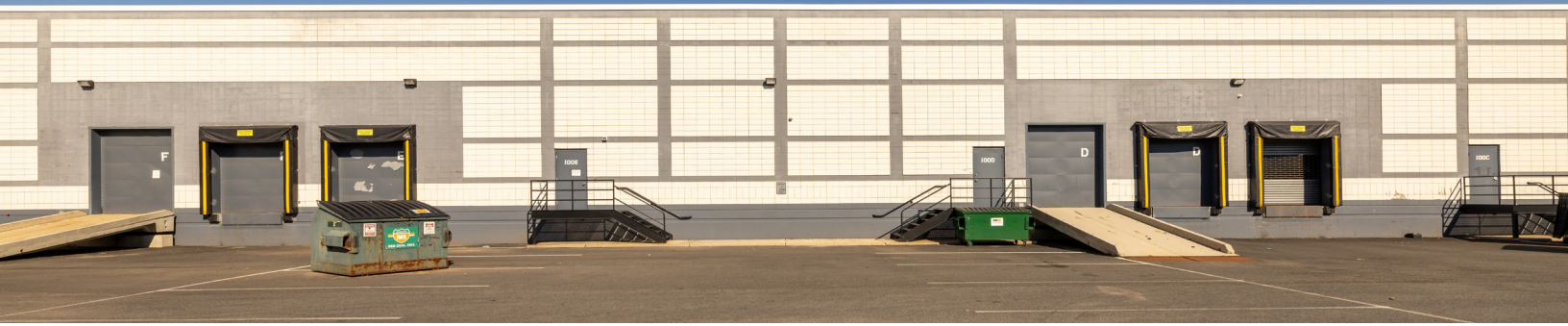
## BUILDING FEATURES:

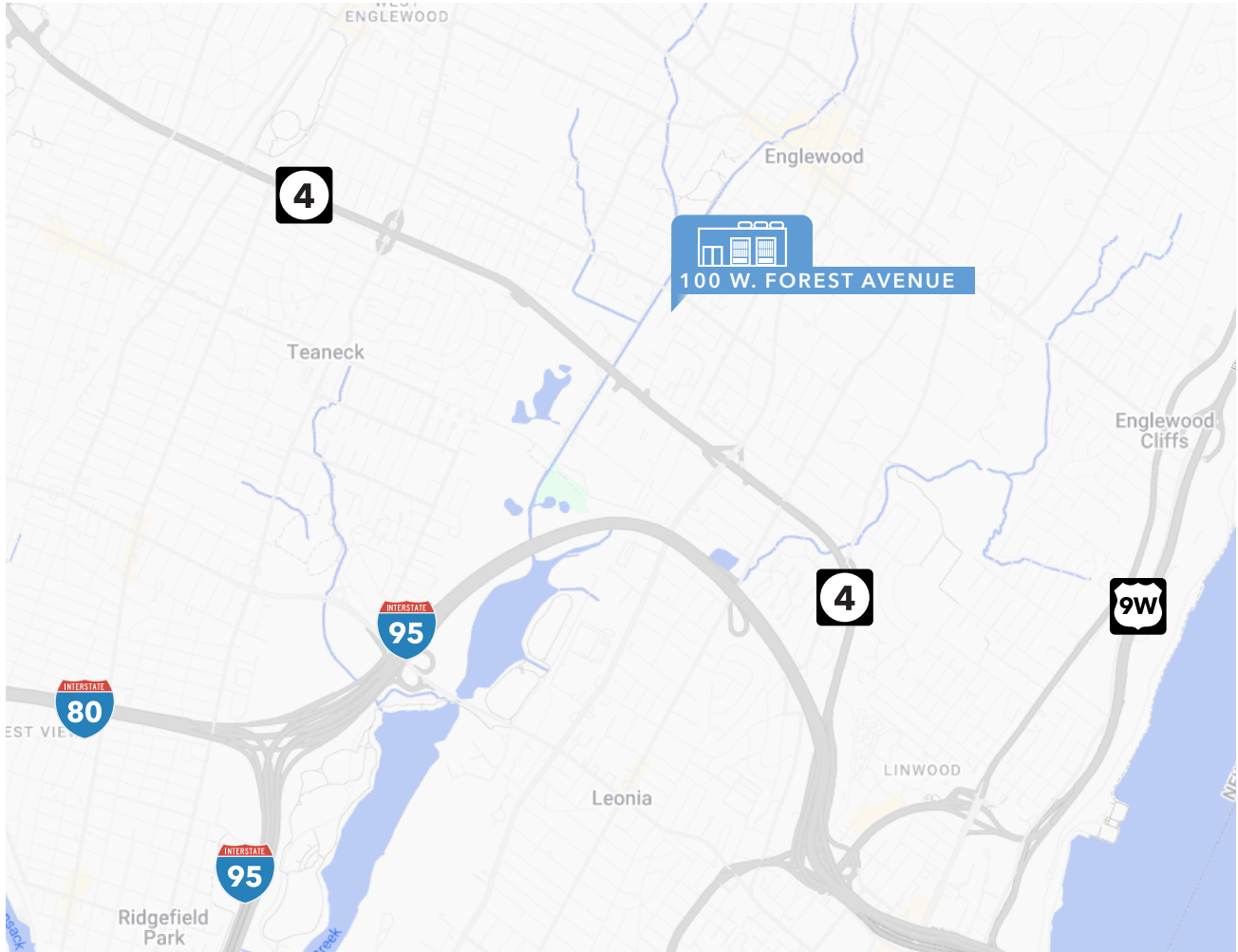
- 73,925 SF Total Building
- Ample Parking
- Full Depth Truck Court (53' Trailer)
- 200 Amp/480 Volt Power
- Fully Air-Conditioned

## SUITE OVERVIEW

SUITE	1A	1C
LOADING DOCKS	2	1
OFFICE	2,552 SF	1,800 SF
WAREHOUSE	4,789 SF	5,126 SF
CEILING HEIGHT	20' Clear	20' Clear
<b>TOTAL AREA</b>	<b>7,341 SF</b>	<b>6,926 SF</b>







I-95	5	MIN.
GEORGE WASHINGTON BRIDGE	5	MIN.
LINCOLN TUNNEL	15	MIN.

MET LIFE STADIUM	19	MIN.
NEWARK LIBERTY INTERNATIONAL AIRPORT	20	MIN.
HOLLAND TUNNEL	25	MIN.

FOR MORE INFORMATION, PLEASE CONTACT EXCLUSIVE BROKERS:

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