



LEE & ASSOCIATES

INDUSTRIAL BUILDING FOR SUBLEASE

LONGER TERM
POSSIBLE

2 Commerce Drive, Cranford, NJ 07016

56,505 SF
with Mezzanine



PROPERTY OVERVIEW

AVAILABLE SF:	56,505 SF with Mezzanine (53,605 SF of ground floor)
OFFICE SF	±4,900 SF
ASKING RATE:	\$13.95 PSF
TAXES/CAM:	±\$2.08
SUBLEASE TERM ***EXPIRATION:	April 30, 2029 - Longer Term Possible
CEILING HEIGHT:	16' - 18.5'
LOADING DOCK:	5
DRIVE-IN DOORS:	2
COMMENTS:	Partially Air Conditioned

For More Information
Contact Exclusive Brokers:

Rick Marchisio
rick.marchisio@lee-associates.com
C 908.930.7306

Drew Maffey, SIOR
drew.maffey@lee-associates.com
D 973.406.2493

Joe Komitor
jkomitor@lee-associates.com
C 347.684.4300

Matt Esposito
mesposito@lee-associates.com
C 973.294.4920

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COMMERCIAL REAL ESTATE SERVICES



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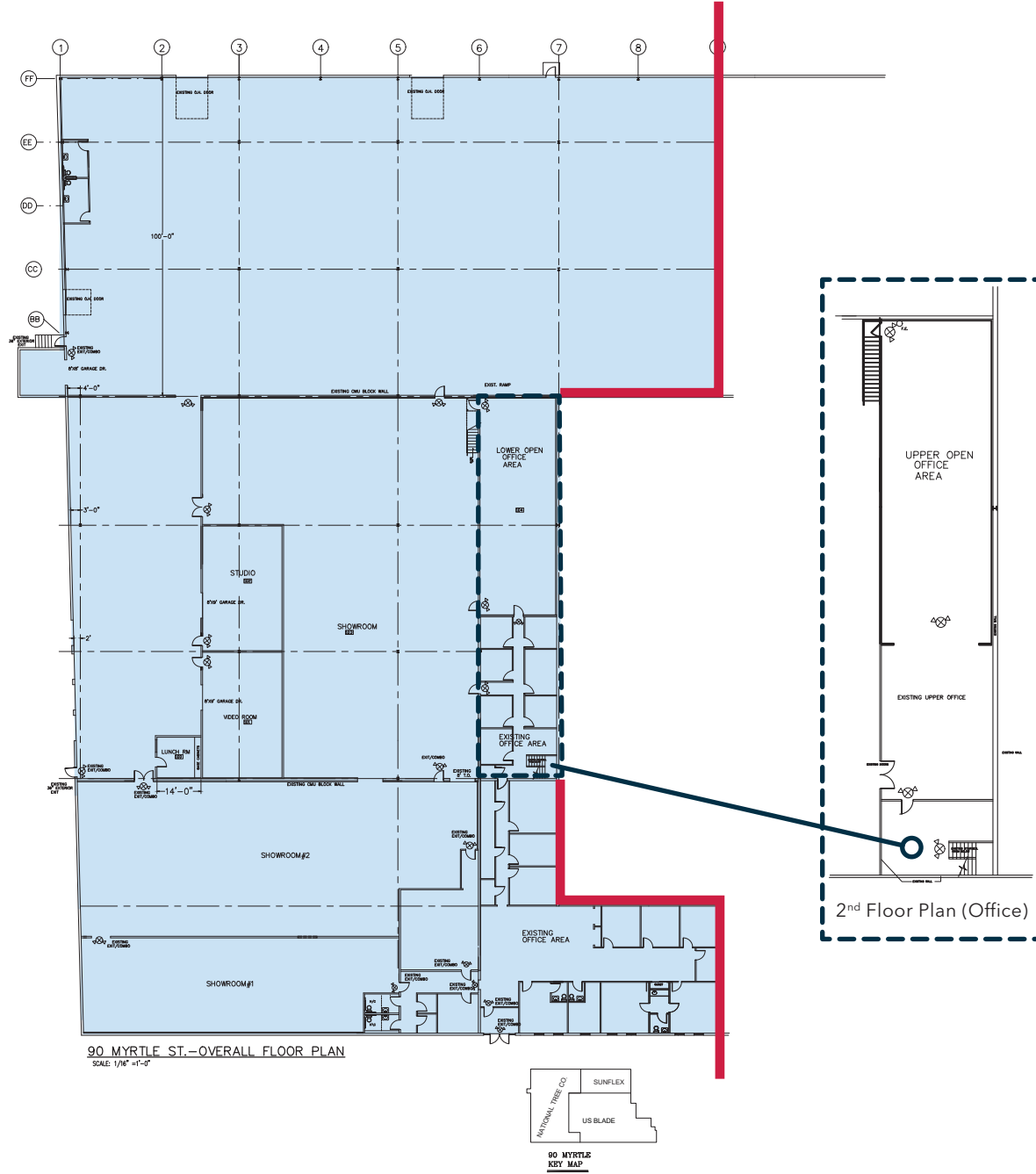
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FLOOR PLAN



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MAP & AERIAL



KEY DISTANCES

- GARDEN STATE PARKWAY: 0.9 Miles
- ROUTE 9: 2.8 Miles
- I-278: 3.9 Miles
- GOETHALS BRIDGE: 9.3 Miles
- EWR: 11.3 Miles
- I-95 & TURNPIKE: 11.5 Miles
- PORT NEWARK: 14.6 Miles
- HOLLAND TUNNEL: 18.7 Miles



Map Data ©2026 Google

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