

FOR LEASE - 29,068 SF

53 GREEN POND ROAD - UNIT 5
ROCKAWAY, NJ



Resource Realty
Corporate Real Estate Services

Available Immediately!



PROPERTY HIGHLIGHTS:

- Available Space: ± 29,068 SF
- Office Area: ± 3,600 SF
- Loading: 5 Tailgates
- Ceiling Height: 24'
- Column Spacing: 40' x 42'
- Power: 800 Amps / 277 Volts
- **Parking: 134 spaces**
- Building Signage Available
- Year Built: 2005
- Sewer & Water: Municipal
- Lease Rate: \$16.50 PSF NNN
- OPEX: ± \$5.10 PSF

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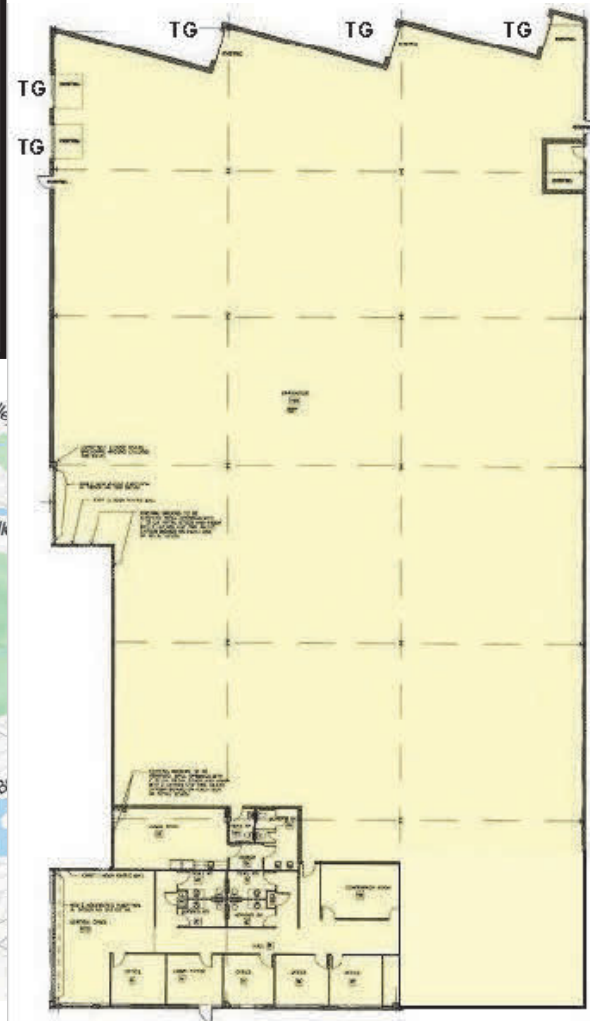
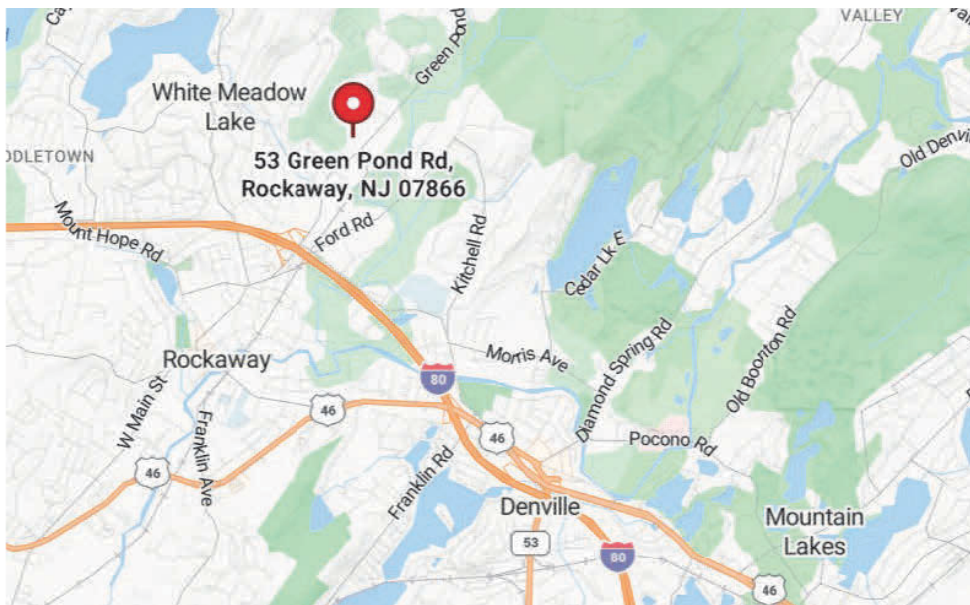


Building Highlights:

- Modern warehouse/distribution facility
- Abundant On-Site Parking
- Approximately 3,600 SF of finished office space
- Established industrial/business corridor in a Northern New Jersey labor market
- Professional business park setting in a high-image corporate location

Location Advantages:

- Immediate access to Interstate 80 (Exit 37) – approximately one minute away
- Convenient access to Route 46, I-287 and US-206, providing excellent regional connectivity
- Centrally located in Morris County, one of Northern New Jersey's strongest industrial and business markets
- Approximately 30 miles from Newark Liberty International Airport



For more information, please contact our Office at (973) 299-0900 or one of our Exclusive Brokers listed below:

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