

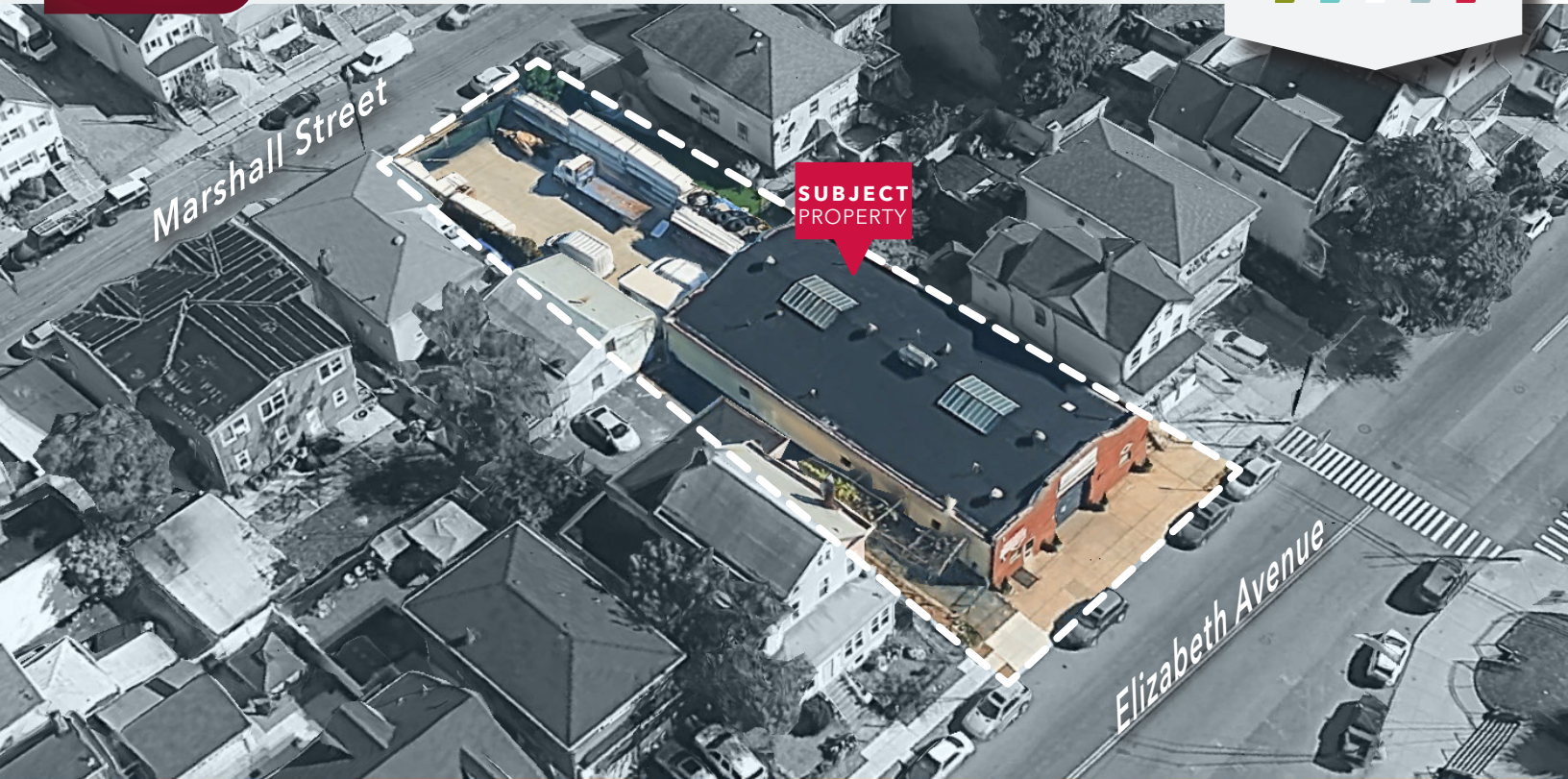


LEE & ASSOCIATES

FOR LEASE

245 Elizabeth Avenue, Elizabeth, NJ 07206

9,900 SF Available



PROPERTY OVERVIEW

WAREHOUSE SF:	3,700 SF
OFFICE SF:	1,200 SF
PARKING LOT / OUTSIDE STORAGE SF:	5,000 SF
ASKING RATE:	Call for Pricing
OCCUPANCY:	Q3 2026
DRIVE-IN DOORS:	<ul style="list-style-type: none"> • One 14'H x 12'W • One 14'H x 20'W
ZONING:	C-2 Commercial
COMMENTS:	Fenced and secured parking lot/ outdoor storage area; two-way street access.



Rt. 9: 1.1 miles



I-278: 1.9 miles



Rt. 78: 2.3 miles



Goethal Bridge: 2.6 miles



I-95 & NJ Turnpike: 2.9 miles



EWR: 3.2 miles



Port Newark: 4 miles



Bayonne Bridge: 7.8 miles



Holland Tunnel: 14.4 miles



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COMMERCIAL REAL ESTATE SERVICES

FOR MORE INFORMATION, PLEASE CONTACT EXCLUSIVE BROKERS:

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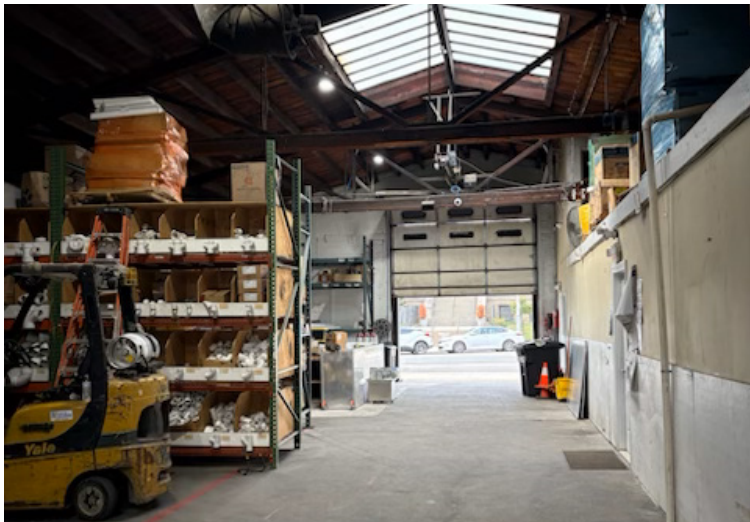
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PROPERTY PHOTOS



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