

FOR LEASE

700-800 1st ST.
HARRISON, NJ

38,587 +/- SQ FT. WAREHOUSE UNIT

CONTACT EXCLUSIVE BROKER

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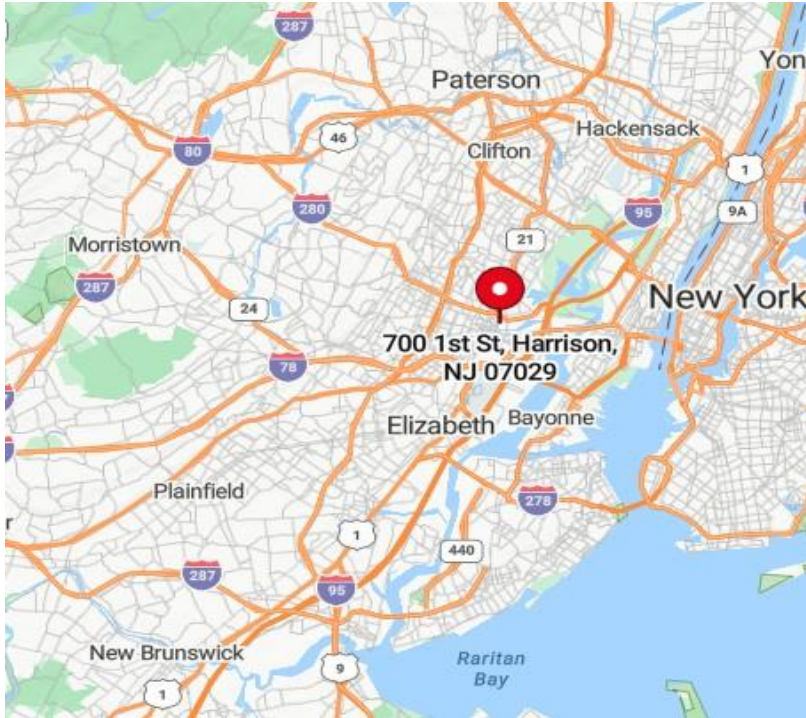
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Team Resources, as exclusive agent, is pleased to present this property of 38,587 +/- sq. ft. for lease.



PROXIMITY TO KEY LOCATIONS

Port Newark: 3+/- miles NJ Turnpike: 11 +/- miles
 Lincoln Tunnel: 12 +/- miles GW Bridge: 17 +/- miles

Property Description

Available Space:	38,587 +/- sq. ft.
Building Size:	250,000 +/- sq. ft.
Acreage:	24.7 acres
Office Space:	2,350 +/- square feet
Ceiling Height:	20' – 38'
Loading Doors:	2 drive-in doors
Sprinklers:	wet
Power:	400 amps – 3 phase – 480v
Lease Price:	Upon request
Taxes/CAM:	\$1.70 psf taxes / \$0.50 psf CAM
Occupancy:	Immediate

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