

14,000 +/- SQ. FT. INDUSTRIAL UNIT FOR LEASE



320 W. COMMERCIAL AVE.

MOONACHIE, NJ 07074

David Cantor

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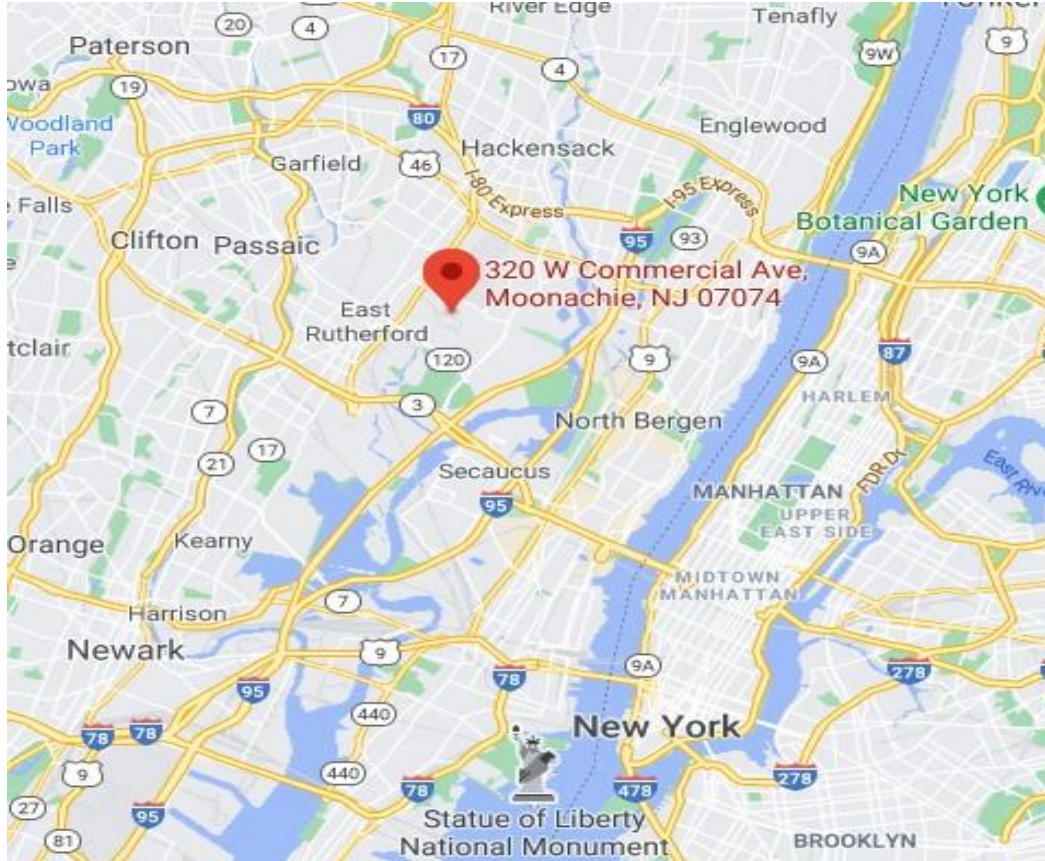
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Team Resources, as exclusive agent, is pleased to present this 14,000 +/-sq. ft. warehouse unit for lease. This industrial space is ideally suited for warehousing, and/or light industrial use. Situated on a 2.3-acre lot this Meadowlands property offers easy access to major roadways including Routes 3,17, 46, I-80 and I-95/NJ TPK. Located in the LI-B Zone (Light Industrial).



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Property Description

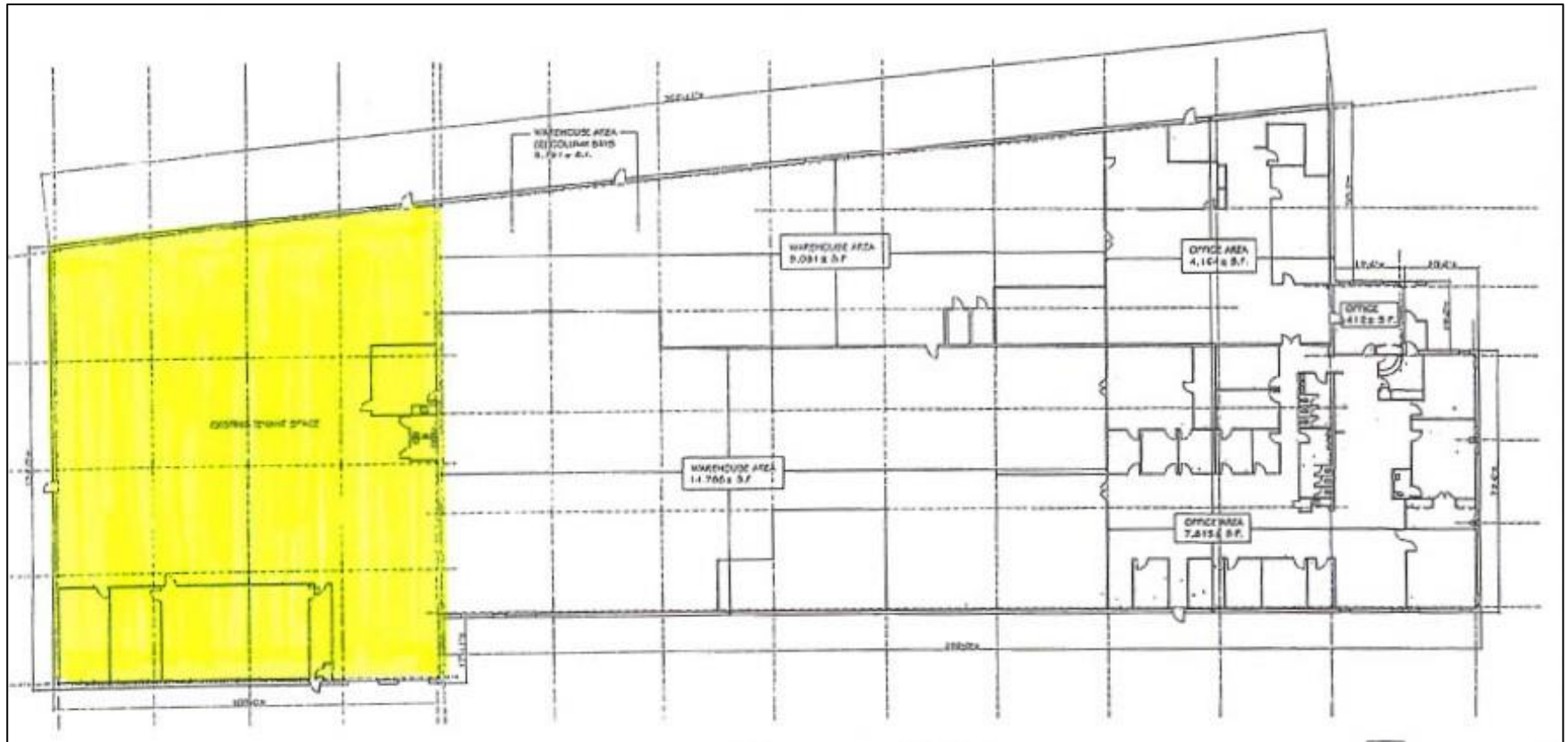
Available Space:	14,000 ±sq. ft.
Building Size:	50,000 ±sq. ft.
Acreage:	2.3 acre
Office Space:	2,000 ±sq. ft.
Ceiling Height:	18' clear
Loading Doors:	2 tailboard doors
Parking:	10 cars
Sprinklers:	wet
Power:	200 amps
Lease Rate:	\$14.00 psf NNN
Taxes:	\$2.33 psf

Proximity to Major Roadways

■ GWB	7.7 +/- mi
■ Lincoln Tunnel	9.9 +/- mi
■ I-95/NJ TPK	10 +/- mi
■ Ports	12.3 +/- mi



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