

FOR SALE: 21,725 +/- SQ. FT. INDUSTRIAL/FLEX PROPERTY

CALL BROKER FOR LEASE POSSIBILITIES



26 EASTMANS RD

PARSIPPANY/HANOVER, NJ 07054

Contact **Exclusive Broker**

David Knapel

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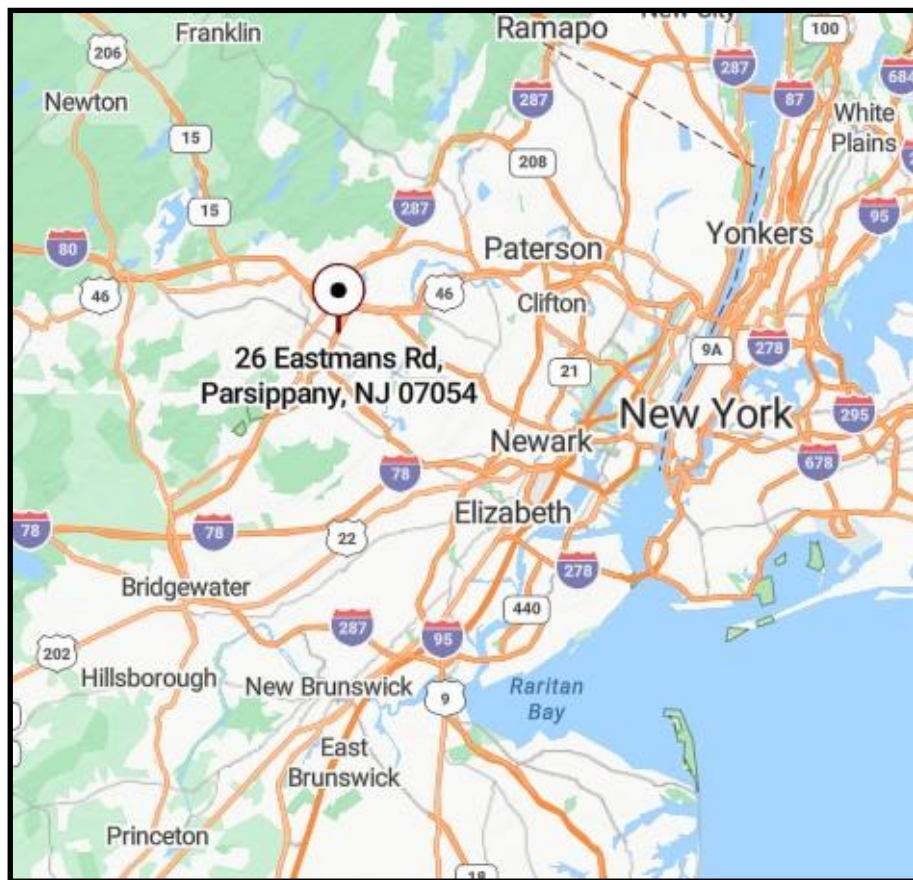
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Team Resources is pleased to present this 21,725 +/- sq. ft. free-standing industrial flex property. Discover a rare owner/user or investment opportunity at 26 Eastmans Road, a well-maintained facility located in one of Northern New Jersey's most sought-after business corridors. The property offers a blend of warehouse and office space with excellent accessibility and strong regional connectivity.



Property Description

Available:	21,725 ± sq. ft.
Building Size:	21,725 ± sq. ft.
Acreage:	2.23 ± acres
Office Space:	4,600 ± sq. ft.
Warehouse:	air-conditioned
Ceiling Height:	18' 4" ceilings
Loading Doors:	2 tailboards, 3 drive-ins (oversized)
Parking:	75 cars
Power:	800 amps
Taxes:	\$44,275.88 (2024)

LOCATION ADVANTAGES:

Situated just off Route 10 and minutes from I-287, I-80, and Route 24, the property provides direct access to major Northern and Central New Jersey highways, making it ideal for distribution, light manufacturing, or service operations. Surrounded by a strong corporate base, 26 Eastmans Road offers exceptional convenience and exposure in a well-established business park setting.

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PROPERTY PHOTOS

