

FOR LEASE

80 SADDLE RIVER AVE. (UNIT E)

SOUTH HACKENSACK, NJ

4,638 ± SQ FT. INDUSTRIAL UNIT

CONTACT EXCLUSIVE BROKER

DAVID KNAPEL

Mobile (201) 406-7189

dknapel@teamresourcesinc.com

STACEY WELLINS

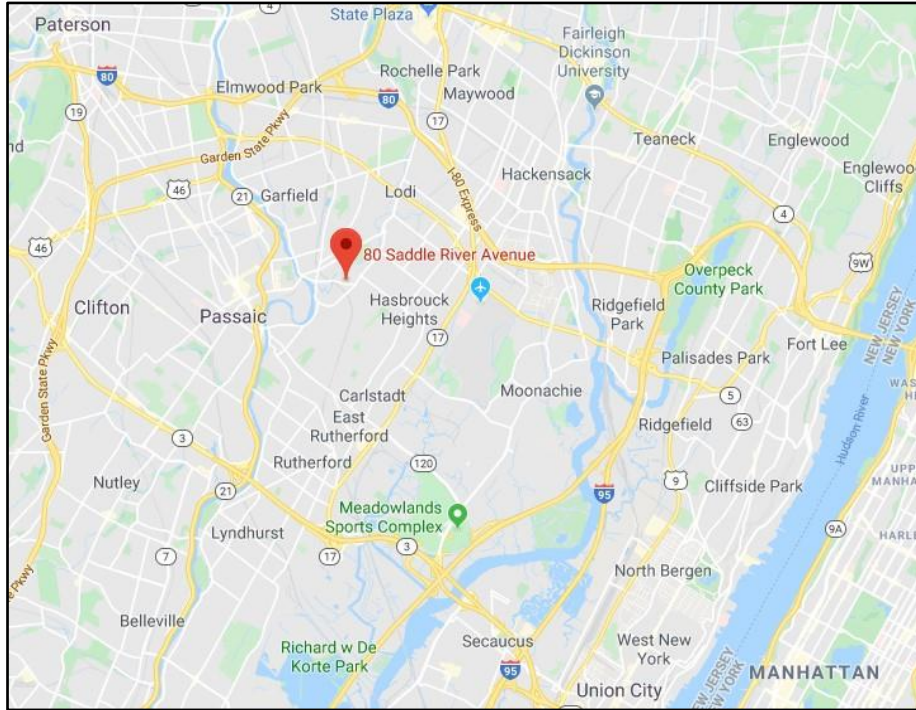
Office (201) 438-1177

swellins@teamresourcesinc.com



80 Saddle River Ave. // SOUTH HACKENSACK, NJ

Team Resources, as exclusive agent, is pleased to present this 4,638 +/- sq. ft. warehouse unit for lease. Zoned Commercial. **Can be combined with Unit C for an additional 8,000 sq. ft.**

**PROXIMITY TO KEY LOCATIONS**

GW Bridge: 9 +/- miles Ports: 15 +/- miles
 NJ Turnpike: 12 +/- miles Lincoln Tunnel: 14 +/- miles

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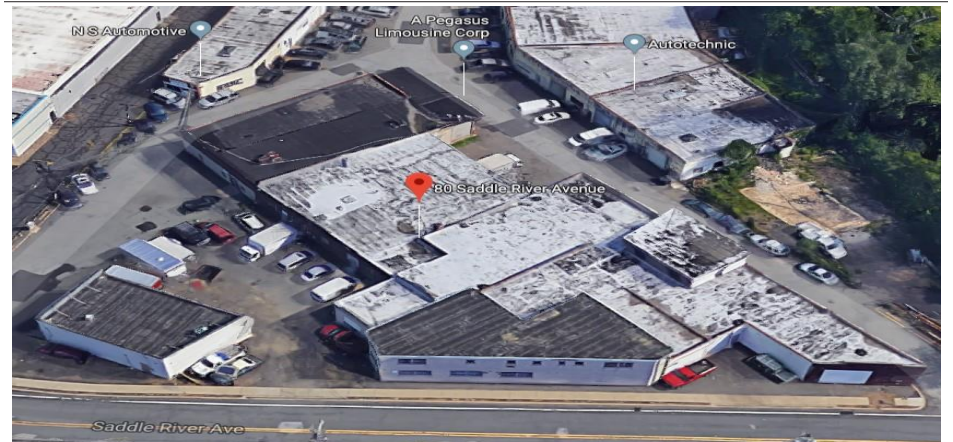
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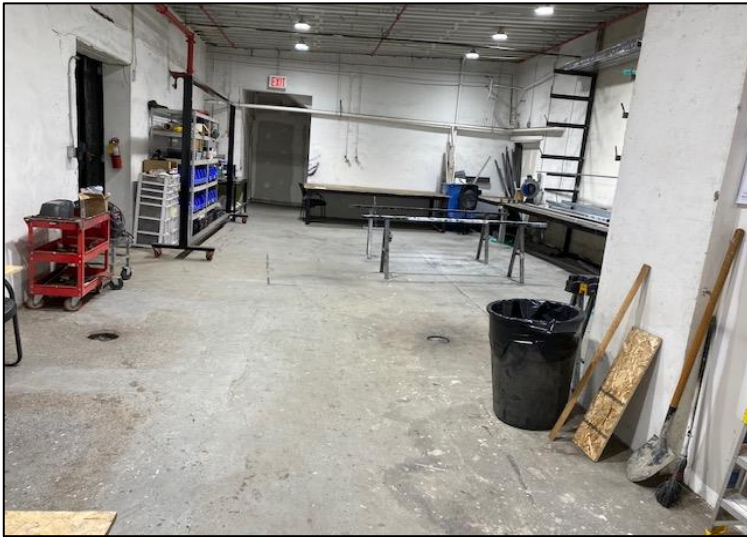
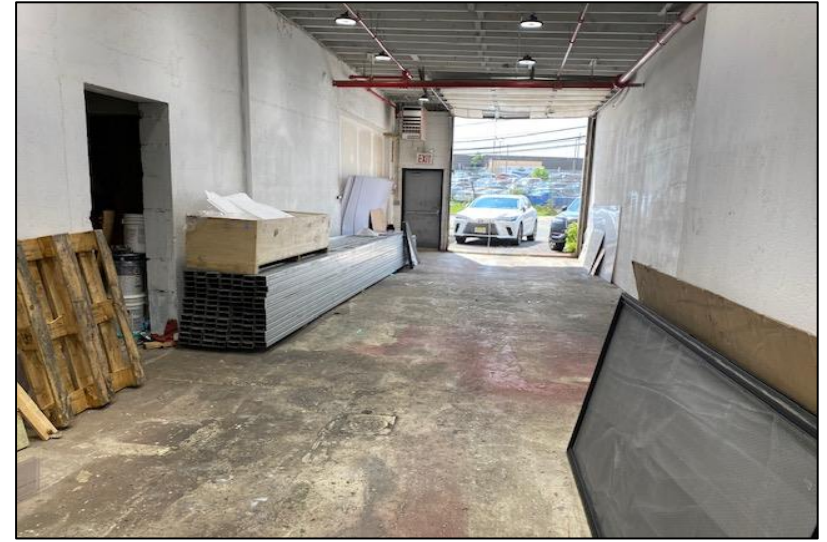
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Property Description

Available:	4,638 +/- sq. ft. (add'l. 8,000 sq. ft. available combining with Unit C)
Building Size:	24,000 +/- sq. ft.
Acres:	0.65 acres
Ceiling Height:	13'
Loading:	1 drive-in door
Asking Rental:	\$14.95 per sq. ft. gross
Zoned:	Commercial
Occupancy:	11/1/2025

Overview: We're pleased to offer this industrial property on a 0.65-acre lot in the heart in Bergen County, NJ. With Routes 17, 46, I-80 at your doorstep, this convenient location is ideally situated for warehousing & distribution.





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