

4260 US Route 1

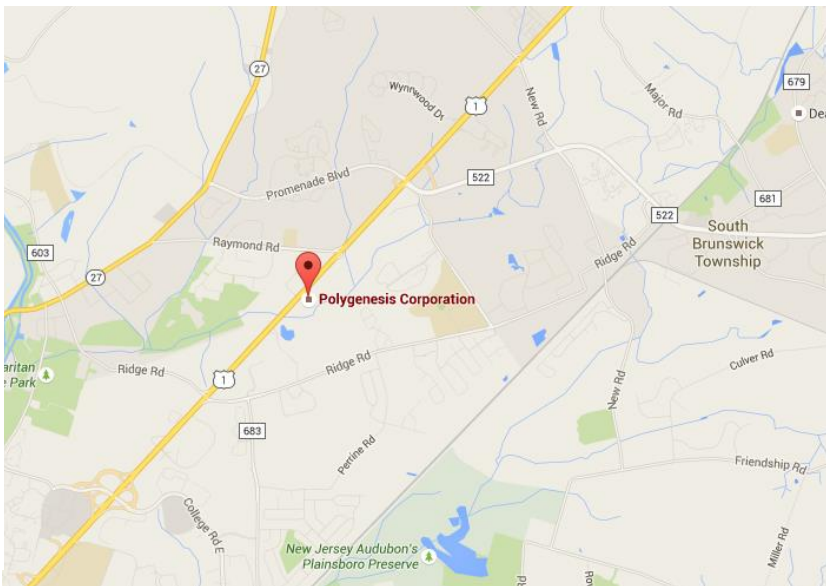
Monmouth Jct, NJ



For Lease: 5,260 SF
or
For Sale: 56,360 SF Building

- 5,260 SF Frontline Office, Lab, Showroom (Suite 4)
- Total Building: 56,360 SF
- Parking 75 cars
- 5 Loading Docks
- 2 Drive-In Bays
- Ceiling Height: 20'
- Power: 2,000 Amps
- Illuminated building signage fronting on US Rt. 1
- Private entrance
- Ample light and windows
- High ceilings
- Well maintained
- Located in S. Brunswick on Princeton/Plainsboro border
- Located on Rt.1 with heavy traffic volume (54,000 cars/day)

Lease: \$15.00/SF NNN



Contacts: Gerard Fennelly, Patrick Dintrone

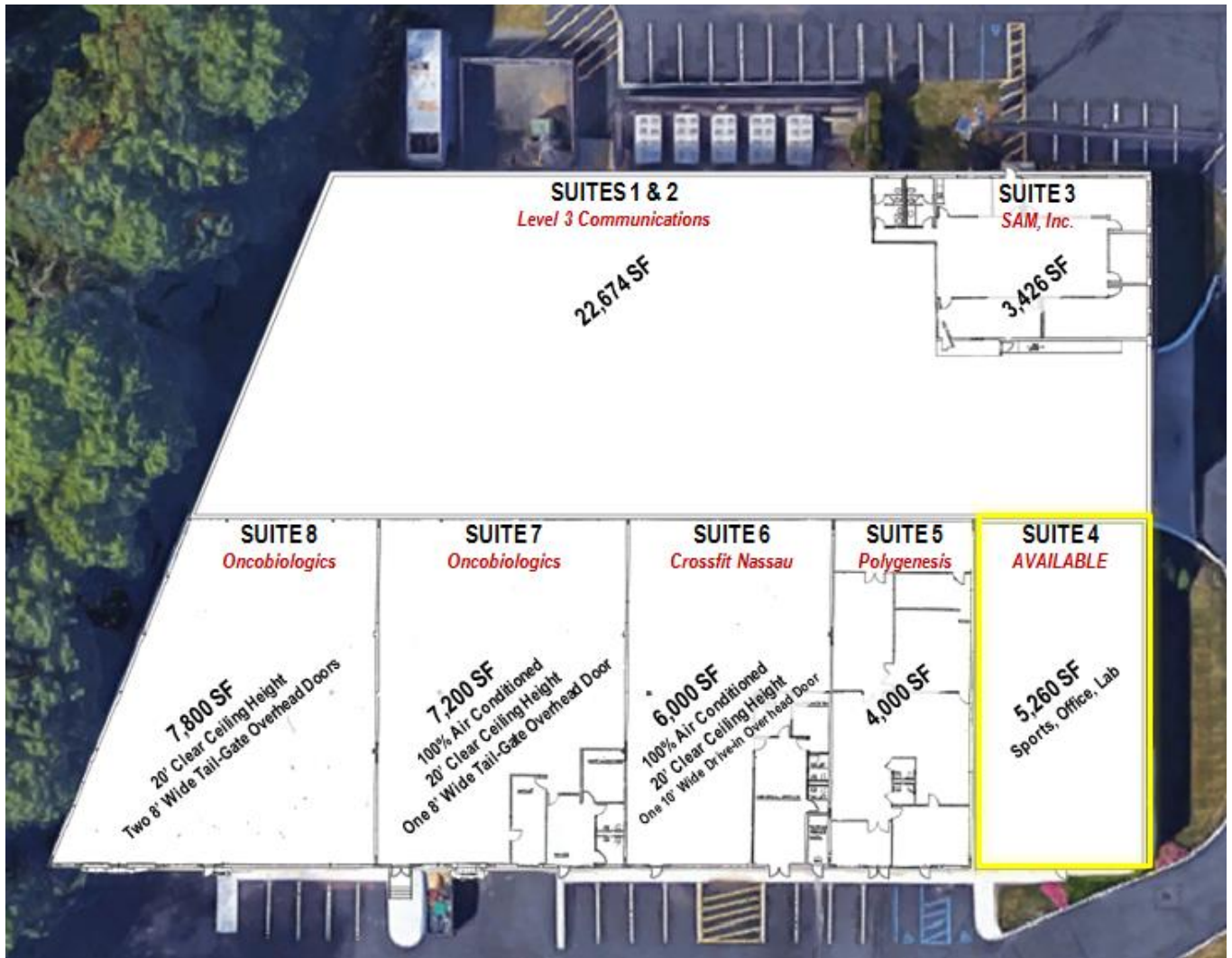
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Available for Lease:

Suite 4 - 5,260 SF

12' Clear Ceiling Height, Windows on 2 Sides, Fronting Route One

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Part of the Office Park
 Consisting of 3 Buildings: total ca. 112,360 SF available



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