

For Lease

±7,826 SF Warehouse Building Situated On ±3.52 Acres

450 County Road Cliffwood, NJ



Located Minutes From Exit 120 & 125 of The Garden State Parkway and One Turn to Route 35
Regional Highway Connectivity Offers Easy Access To The Jersey Shore, New York City and Philadelphia Markets

NAI DiLeo-Bram & Co.
Commercial Real Estate Services, Worldwide.



For further information please contact Exclusive Broker:

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PROPERTY FEATURES



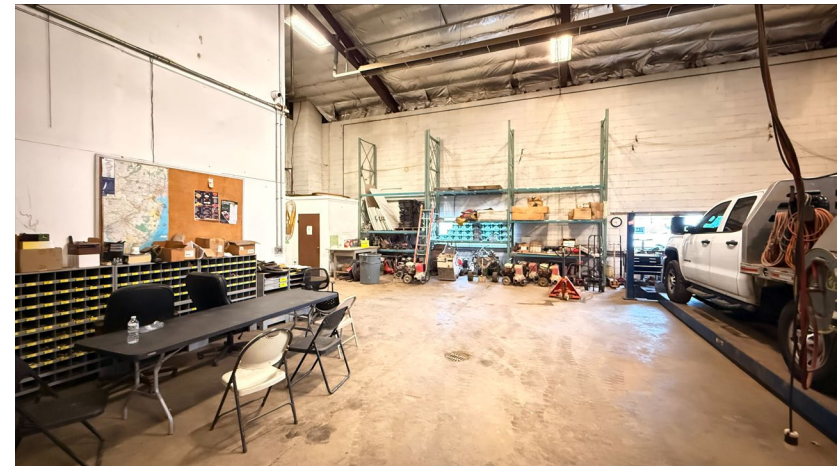
- ±7,826 SF well maintained warehouse and maintenance building
- Situated on ±3.52 acres
- Fenced lot with paved and gravel parking
- 2 drive-in doors
20' h x 16' w
14' h x 14' w
- 26' ceiling height
- ±3,800 SF finished office space
- Conference room

Positioned in a highly accessible and well-established commercial corridor, this property offers exceptional connectivity to major transportation routes including the Garden State Parkway (Exits 120 and 125), the New Jersey Turnpike (Exit 11), Route 9, Route 440, and I-287, providing seamless access to Newark Airport, the Ports of Newark/Elizabeth, and the greater New York City metro area. Surrounded by a strong base of industrial users, logistics companies, and service-oriented businesses, the location supports both operational efficiency and workforce accessibility.

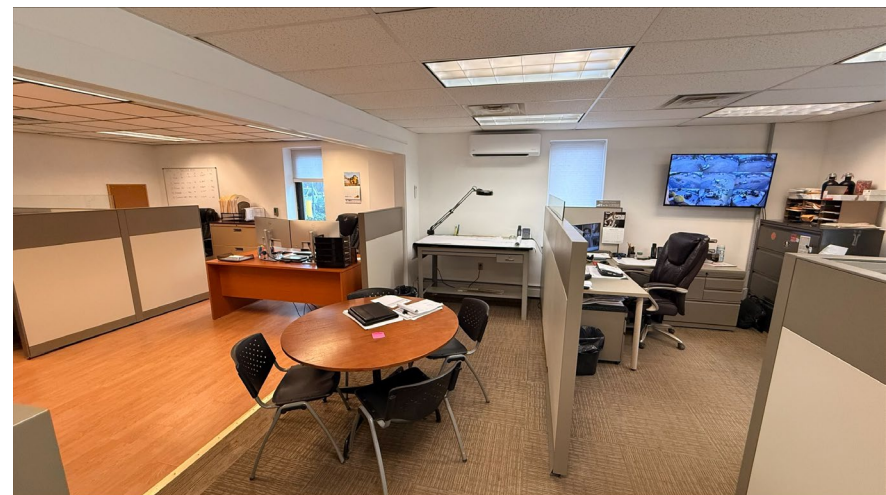
BUILDING PHOTOS



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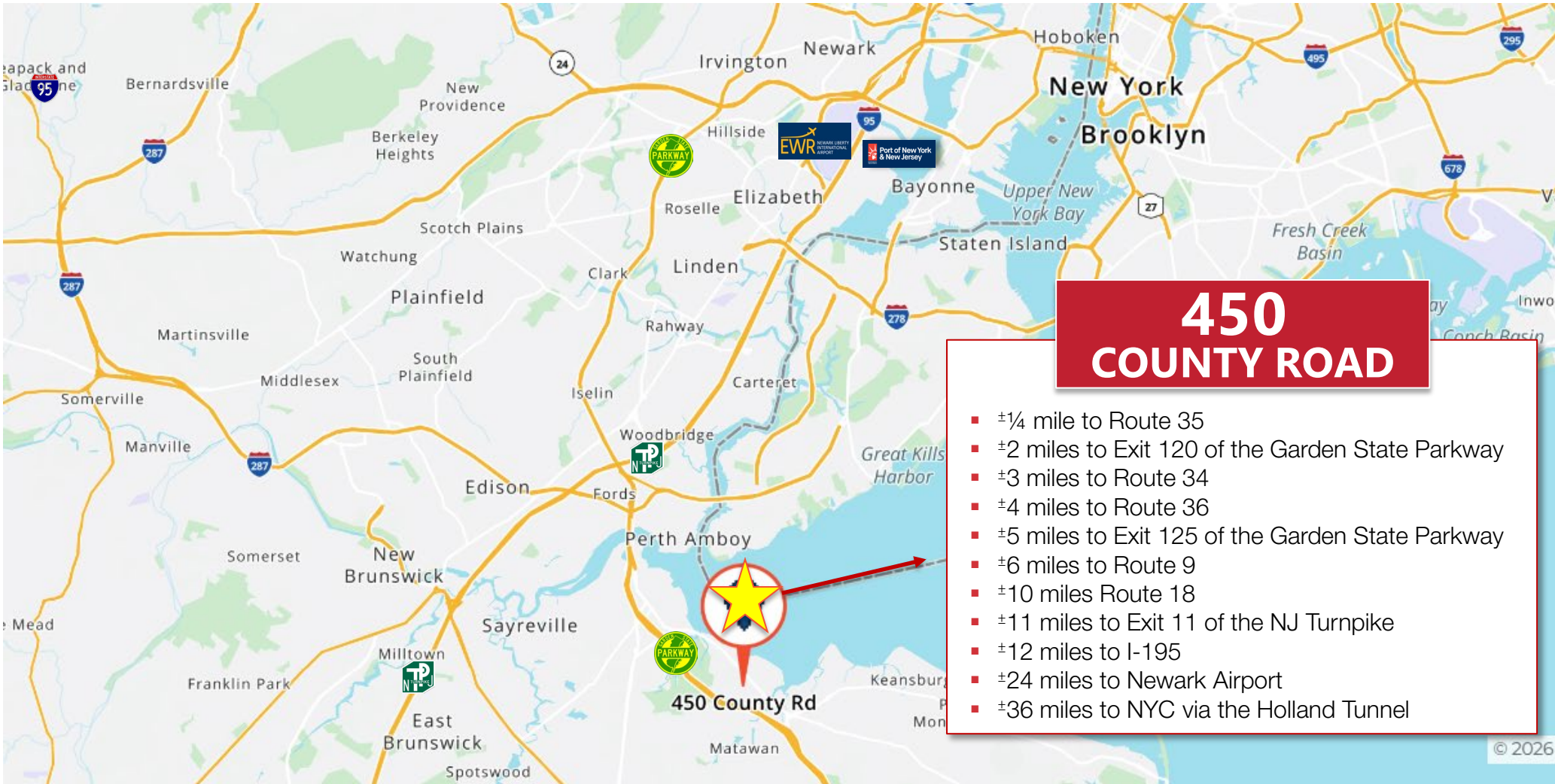
BUILDING PHOTOS



STRATEGICALLY LOCATED

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ROAD**



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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.