

500 CORPORATE DRIVE | MAHWAH, NJ 07430

BERGEN COUNTY

FLEX WAREHOUSE FOR LEASE



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PROPERTY OVERVIEW

Address	500 Corporate Drive Mahwah, NJ 07430
Property Type	Industrial
Lot Size	5.7 Acres
Building SF	38,500 SF
Warehouse SF	15,500 SF
Flex/Assembly SF	10,500 SF
Office Area SF	12,500 SF
Zoning	IP120 (Industrial Park)

HIGHLIGHTS:

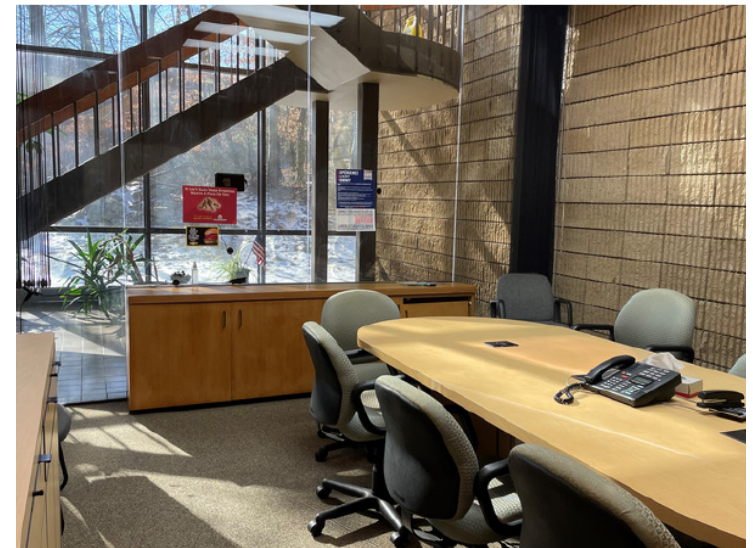
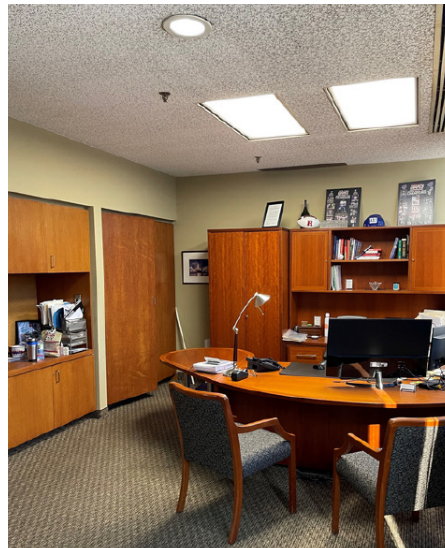
- Building Structure: 2 story flex building at grade
- 3 tailgates; 1 drive-in
- Clear Height: 16 feet (Warehouse) +/-11 feet (2nd Floor)
- 65 Parking spaces
- Real Estate Taxes are \$64,870.75
- 30' x 30' column spacing
- Year Built: 1977



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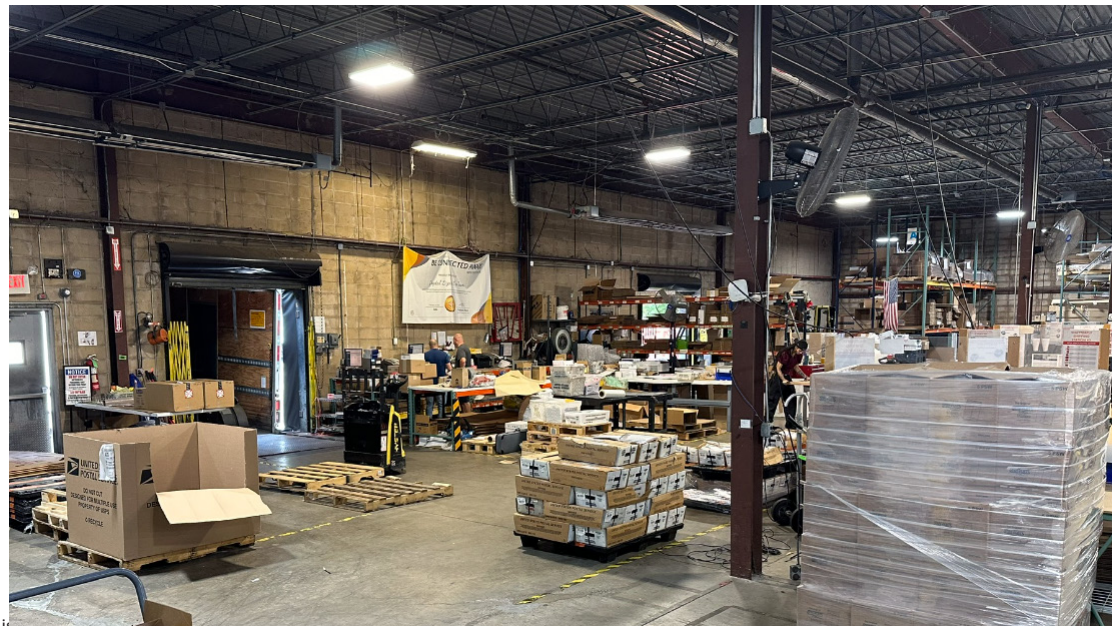
INTERIORS



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INTERIORS



dimensions, floor plans and/or technical data set forth are approximations and are subject to further elaboration/confirmation.

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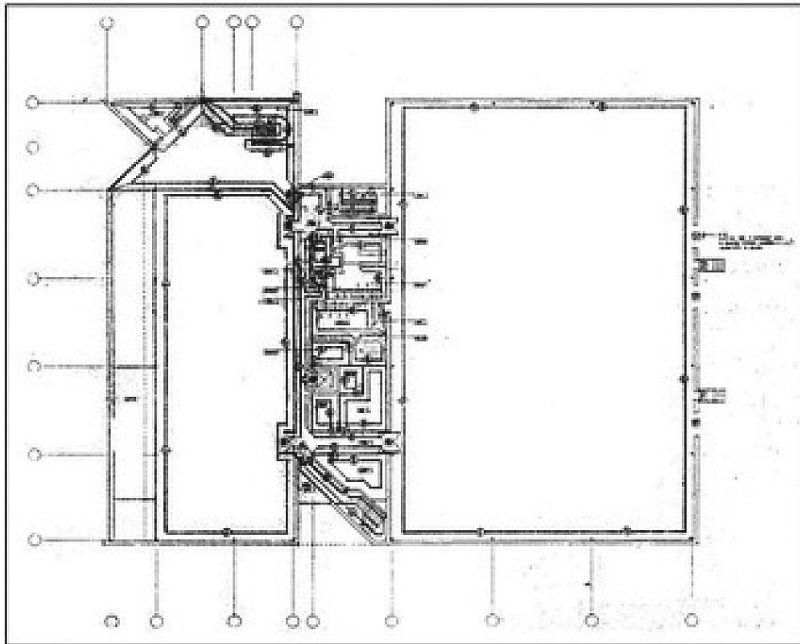
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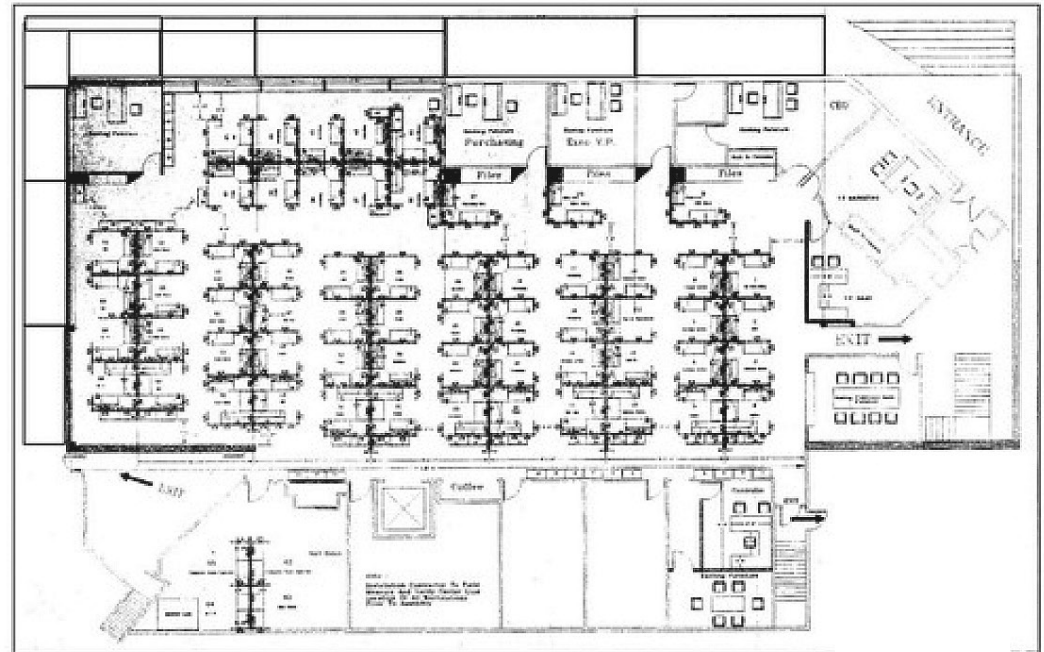


FLOOR PLAN

WAREHOUSE / FLEX



OFFICE



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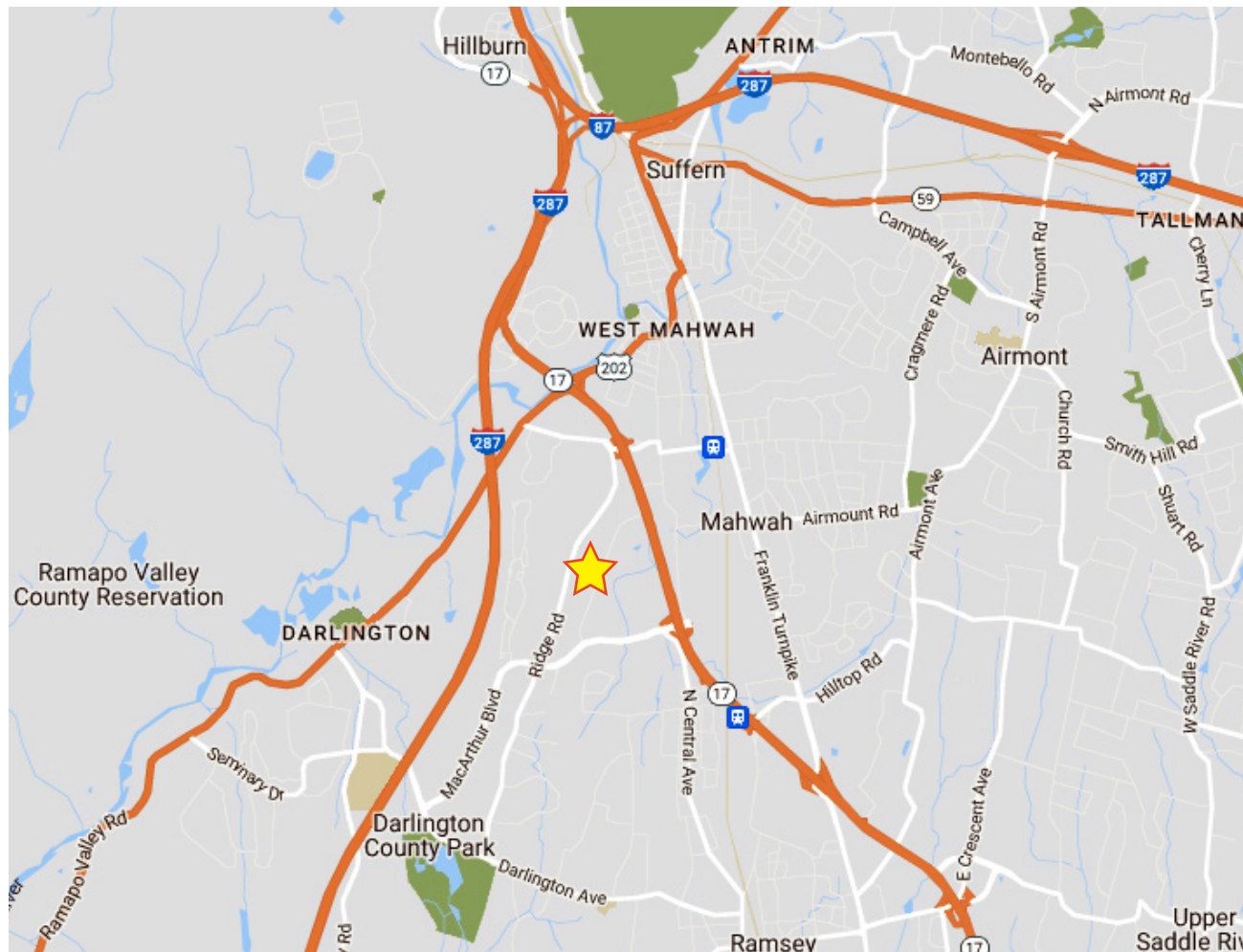
ABOUT MAHWAH, NEW JERSEY

500 Corporate Drive in Mahwah, NJ, approximately 30 miles Northeast of NYC, and a little over 2 miles away from the NY/NJ Border.

The Township of Mahwah is a 26.7 square mile ideal suburban community situated to take advantage of the natural beauty of the picturesque Ramapo Mountains and the crystal clear Ramapo River on its northwestern border. The historic Ramapo Valley Road (Route 202) as well as State Highway Route 17 and Interstate Highway 287 cross through its boundaries. Mahwah is a natural route northward from New York City, a mere 30 miles away, has easy access to air and rail transportation.

LOCATION HIGHLIGHTS:

- Close to Route 17
- 1.5 miles from Interchange Routes 17, I-287 & I-87
- Near Fedex & UPS hubs
- Few miles from the New York/ New Jersey border





FOR MORE INFORMATION,
PLEASE CONTACT:

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