



827-832 Ridgewood Avenue

North Brunswick, NJ 08902

832 Ridgewood Ave – Suite 4A:

- 2,320 SF 1st floor Office Space
- 2 Private Offices, 2 Conference Rooms, 1 Private Bathroom; Mostly open space
- Recently upgraded LED Lighting

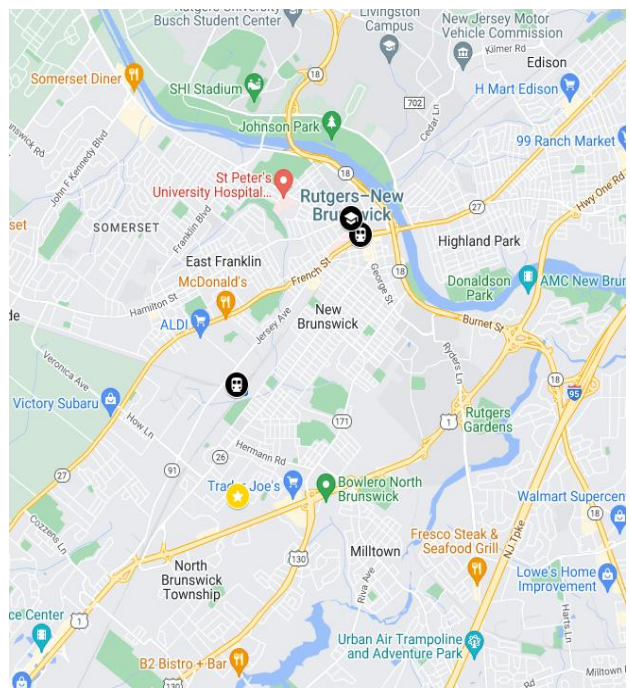
827 Ridgewood Ave - Suite 5A-1:

- 1,200 SF Office Space, Corner Unit
- Reception Area, Private Bathroom, 2 Offices, Storage Closet

827 Ridgewood Ave Suite 5B (available October 1, 2026):

- 3,275 SF Office
 - Reception Area, Two Private Office, Two Bathrooms
 - Open Space in Office; One Drive-in Door
 - 18 ft Ceiling height in Warehouse Portion
- Walk to the shopping center; Minutes to Route 1; In close proximity to Route 130 and the NJ Turnpike and Route 18

Base Rent: \$14.00/SF, + Operating Expenses \$3.50/SF

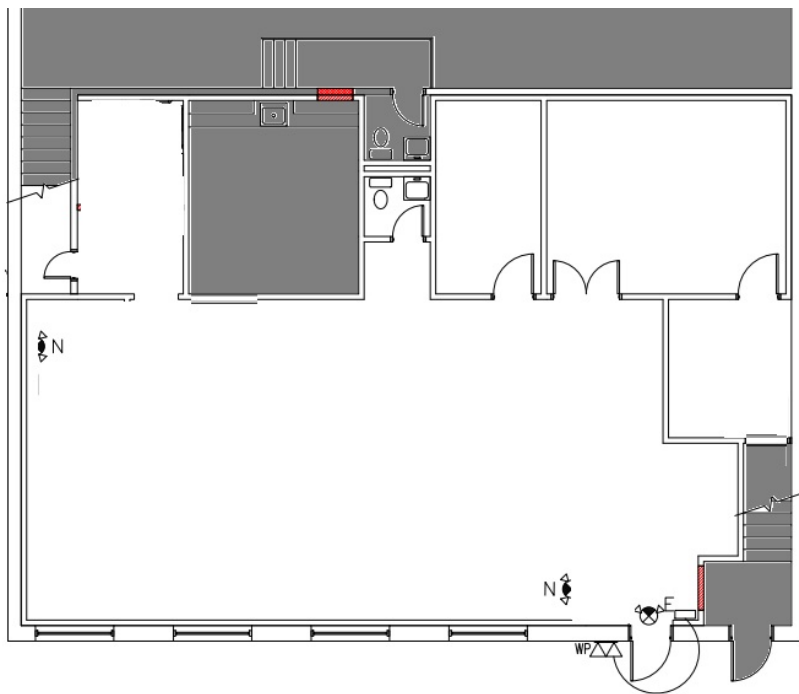


For more information:

Gerard Fennelly, Harrison Westfall

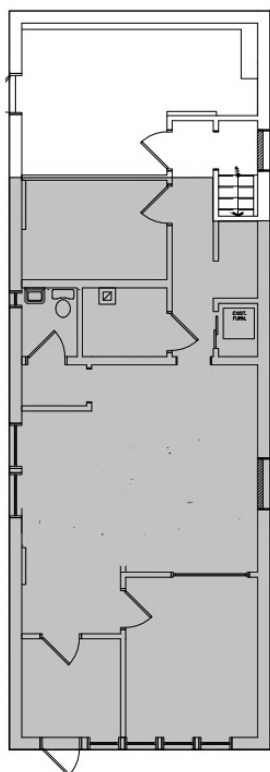
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North Brunswick, NJ 08902

For Lease
Warehouse / Office / Flex Space



Suite 4A

- 2,320 SF 1st floor Office
- 2 Private Offices
- 2 Conference Rooms
- 1 Private Bathroom
- Mostly open space
- Recently upgraded LED lighting

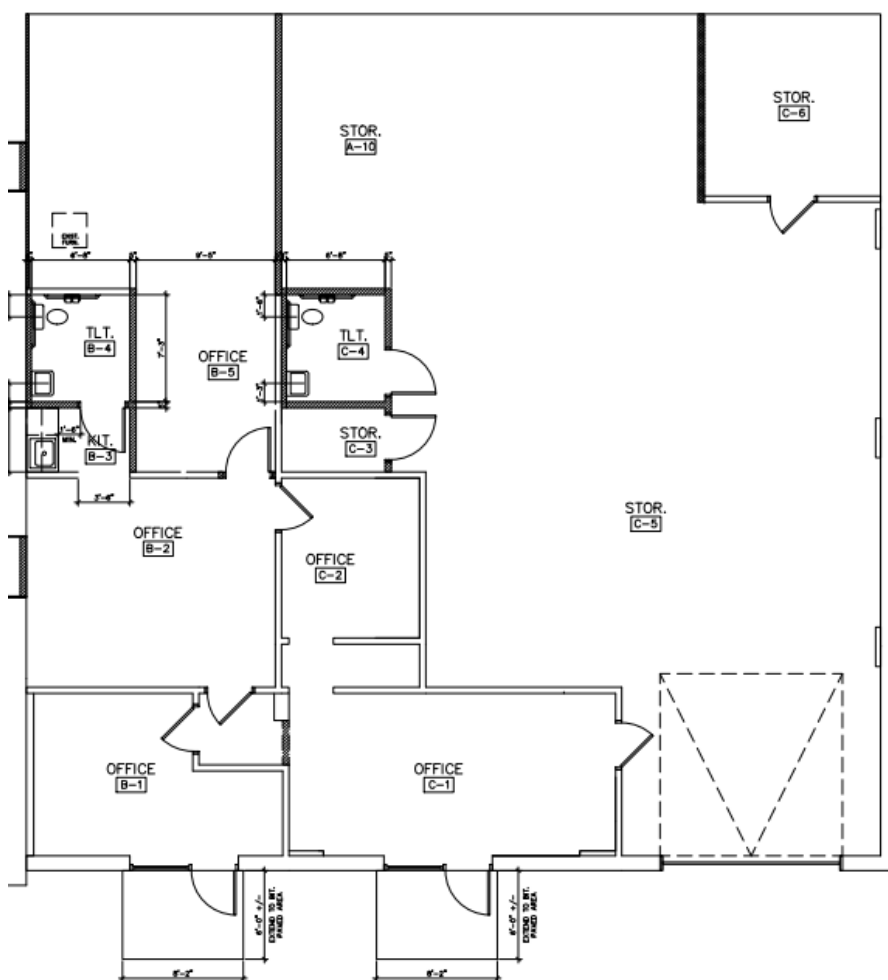


Suite 5A-1

- 1,200 SF Office
- Corner Unit
- Reception Area
- Private Bathroom
- Two Offices
- Storage Closet

FLOORPLANS ARE NOT TO EXACT SCALE

For Lease
Warehouse / Office / Flex Space



- 3,275 SF Office
- Reception Area
- Two Private Office
- Two Bathrooms
- Open Space in Office
- One Drive-in Door
- 18 ft Ceiling height in Warehouse Portion
- Available October 1, 2026

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