

## ***AVAILABLE FOR SALE/LEASE***

***12,600 Sq. Ft. Divisible***

***210 West Parkway, Unit 7***

***Pompton Plains, NJ***

***1 Mile from Routes 287 & 23 Interchange***



### ***Building Features***

- ***Total Sq. Ft. 12,600 Sq. Ft.***  
***Office Space: 5,500 Sq. Ft.***  
***W/H Space: 7,100 Sq. Ft.***
- ***One Drive-In Door w/Lift***
- ***Excellent Visibility***

### ***Potential Uses***

- ***Office***
- ***Hi-Tech***
- ***Lite Assembly***
- ***Warehouse/Distribution***

### ***Contact information***

***John Prentzel Ext. 506***  
***Cell (201)394-9504***

### ***Exclusive Brokers***

***American Properties Realty, Inc.***

***Office: 973-257-1660***

***Fax: 973-257-1668***

***[jprentzel@americanproperties.net](mailto:jprentzel@americanproperties.net)***

***Lease Price Office: \$12.00 NNN***  
***Lease Price Whse: \$7.00 NNN***  
***Sale Price: \$1,490,000***



***American Properties Realty, Inc.***  
***140 Littleton Road Ste. 101***  
***Parsippany, NJ 07054***  
***[www.americanproperties.net](http://www.americanproperties.net)***

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawals without notice, and to any special listing conditions, imposed by our principals.