

341 Kaplan Drive, Fairfield, New Jersey



**For
Sale
or
Lease**

Owned and Managed
by:



Facts:

- Total Building Size: 13,970 sq. ft.**
- On 1.11 Acres**
- Ceiling Height: 14' Clear**
- Column Spacing: 30' x 35'**
- Loading: 1 Drive-in
1 Tailboard**
- Wet sprinklers**
- Air conditioned 90%**

Features:

- 35 Parking Spaces**
- Municipal water and sewer**
- Electric, gas, phone**
- Easy access to Route 46 and
Interstate 80**
- Immediate Availability**

***Asking Lease Price:* \$6.50 psf NNN**

***Asking Sale Price:* \$1,200,000**

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