

4260 US Route 1

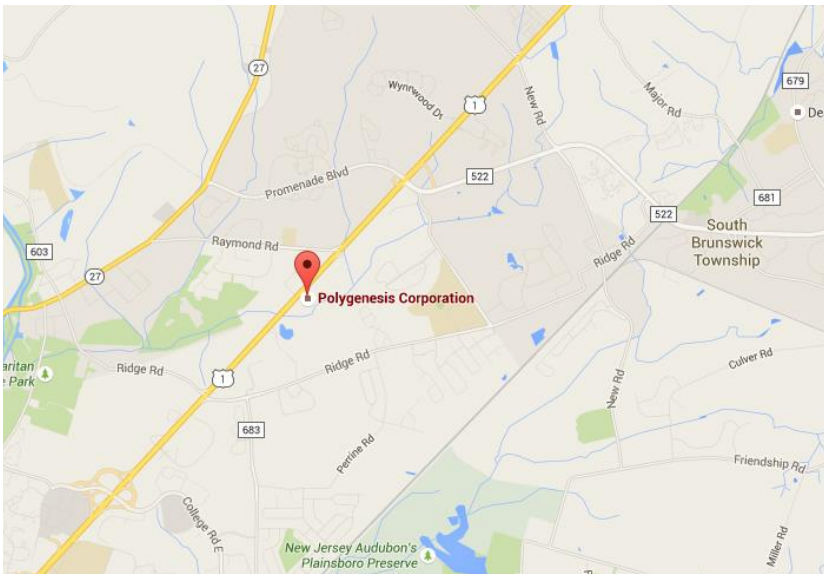
Monmouth Jct, NJ



56,360 SF Building for Sale
or
Condominium Sale Available:
10,000 - 34,000 SF

56,360 SF

- 5,260 SF Frontline Office, Lab, Showroom (Suite 4)
- Parking 75 cars
- 5 Loading Docks
- 2 Drive-In Bays
- Ceiling Height: 20'
- Power: 2,000 Amps
- Illuminated building signage fronting on US Rt. 1
- Private entrance
- Ample light and windows
- High ceilings
- Well maintained
- Located in S. Brunswick on Princeton/Plainsboro border
- Located on Rt.1 with heavy traffic volume (54,000 cars/day)



Contact: Jerry Fennelly, Patrick Dintrone

www.Fennelly.com | **609.520.0061** | Fennelly@Fennelly.com

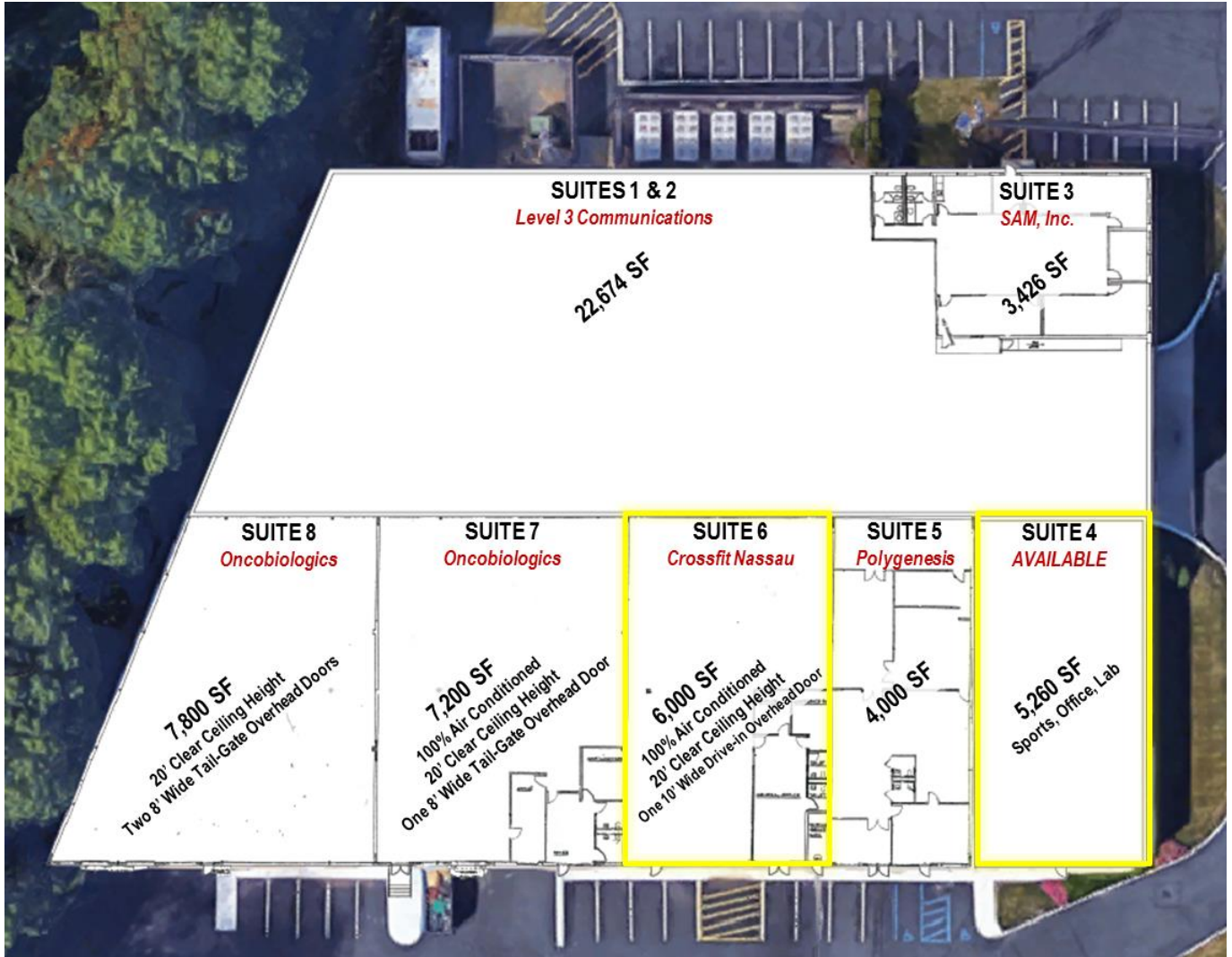
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Monmouth Jct, NJ



Available for Lease:

Suite 6 - 6,000 SF

Fully Air Conditioned
20' Clear Ceiling Height
One Drive-in Overhead Door

Available for Lease:

Suite 4 - 5,260 SF

12' Clear Ceiling Height
Windows on 2 Sides
Fronting Route One

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Part of the Office Park
 Consisting of 4 Buildings: total ca. 115,240 SF available

