

# 8 Ridgedale Avenue (2 Wing Drive)

CEDAR KNOLLS, NJ

## UPSCALE FLEX/INDUSTRIAL SPACE



### Available Space

- Approx. 16,550 sf (80% ofc/20% whse)
- Unique floor plan w/ modern upscale finishes
- Large open bullpen w/ perimeter offices
- Can be reconfigured to ALL warehouse
- Eat-in kitchen/private bathrooms
- Two (2) loading docks
- 16ft ceilings
- Rental Rate: \$14 psf NNN

### Property/Building Features

- Located in office/flex park at the corner of Ridgedale Ave and Wing Drive
- Abundant on-site parking
- Monument and building signage available
- On-site management
- Close proximity to ALL major highways
- Suitable for ANY light industrial use, recreational use, instructional OR general offices

### Contact Our Exclusive Agent

**Helene Elbaum**

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YEARS STRONG

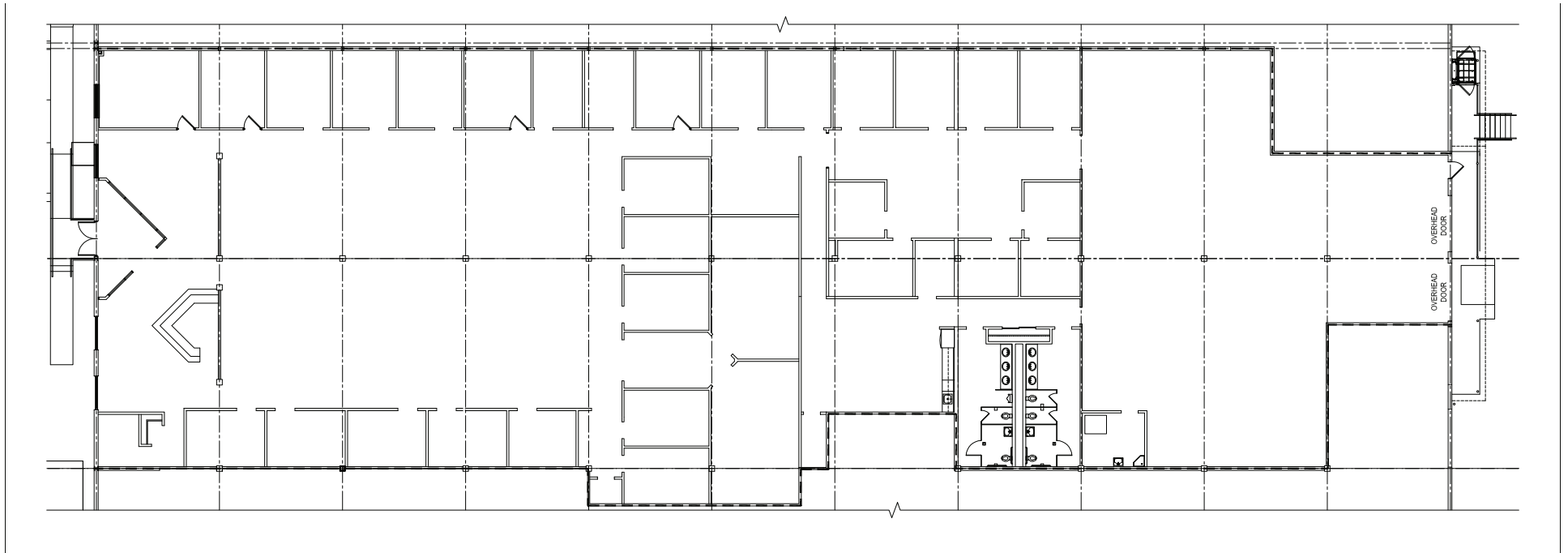
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## Floor Plan



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