



FOR LEASE
BOONTON, NJ
315 WOOTTON STREET

OFFICE WITH WAREHOUSE FOR LEASE

AVAILABLE SPACE

- Approx. 7250 sf available on two floors
- Unit divisible to 1800 sf
- 20 Plus beautifully appointed offices
- Fully heated and air conditioned
- Reception area, conference room and multiple executive offices
- Large kitchen and break room for collaboration
- Furniture available
- 6 Private updated bathrooms
- Storage room, IT room, copy room
- One warehouse with over size drive in approx. 20 ft by 20 ft
- One warehouse for storage with loading dock and room for expansion

PROPERTY/BUILDING FEATURES

- +/-30,000 sf of flex space
- Two story building
- Parking ratio 4.17/1000
- Zoning I-1
- Ample power
- Signage available
- Proximity to Route 287/80/46/280 and Downtown Boonton
- Next to Walmart, banks, shops and restaurants
- Power 120/240 3 Phase

Asking Price: \$17.50 psf NNN

For more information contact:

NANCY STANTON-TUCKMAN

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O: 973.884.4444 ext. 19

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JACK MAIER

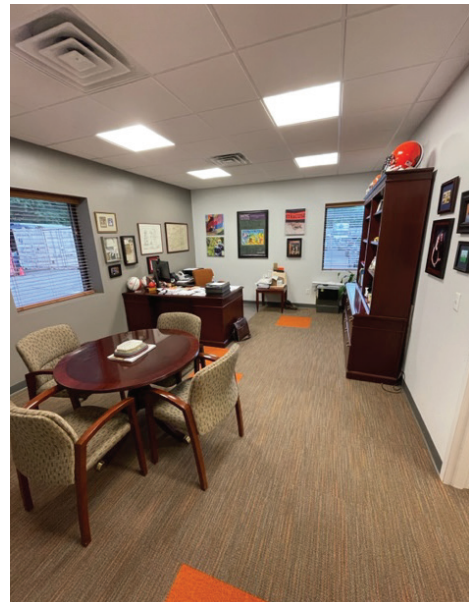
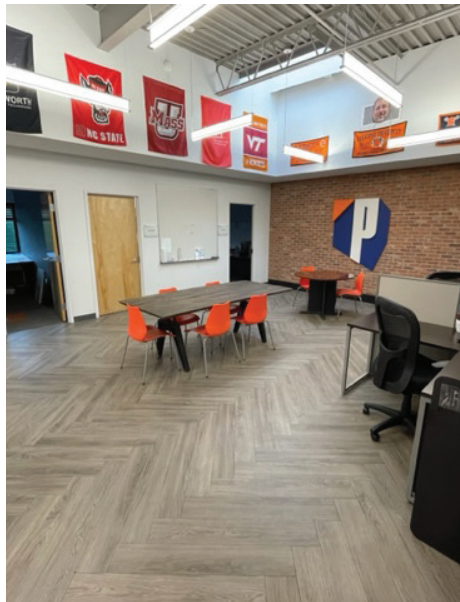
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