

FOR LEASE

1401 BROAD STREET CLIFTON, NJ

MOVE-IN READY OFFICE SUITE FOR SMALL BUSINESSES OR PROFESSIONAL SERVICE FIRMS

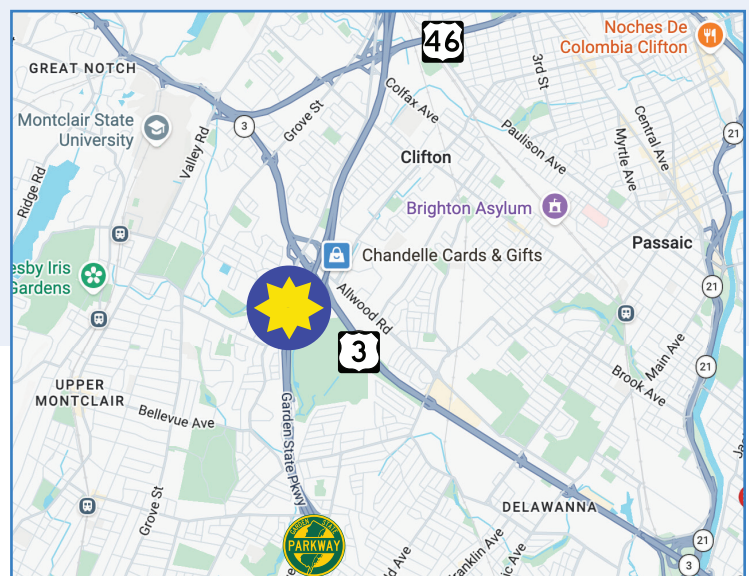
AVAILABLE SPACE

- +/- 2000 sf on the Building's lower level
- Reception area with built-in desk and waiting seating
- Multiple private offices
- Fully equipped breakroom with kitchenette and seating

Rental Rate: \$18/SF MG

PROPERTY FEATURES

- +/- 40,300 sf Building
- 75 Parking Spaces
- 2.50 Acres
- Zoned: B (Business)
- Close Proximity to GSP, Rt 46, Route 3 and I 80



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