



# TEAM RESOURCES

COMMERCIAL REAL ESTATE BROKERS

## FOR SALE

22 ROMANELLI AVENUE  
SOUTH HACKENSACK, NJ

25,000 +/- Sq. Ft.

REDUCED SALE PRICE:  
UPON REQUEST

CONTACT

EXCLUSIVE BROKER

Ron Schechter  
Mobile (201) 906-0865  
rschechter@teamresourcesinc.com

David Cantor  
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dcantor@teamresourcesinc.com



## TEAM RESOURCES

COMMERCIAL REAL ESTATE BROKERS

Team Resources Inc.  
1050 Wall Street West  
Lyndhurst, NJ 07071  
(201) 438-1177  
[teamresourcesinc.com](http://teamresourcesinc.com)

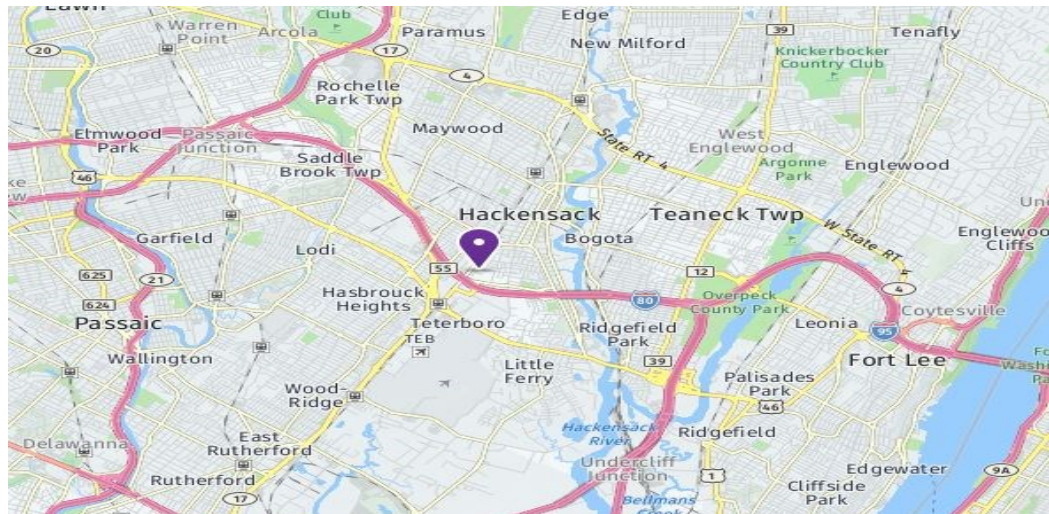
All information furnished is from sources deemed reliable, however we have not verified it and it is submitted subject to errors, omissions, change of price, prior sale or lease, or withdrawal without notice. No representation is made as to zoning, physical condition, fire sprinkler adequacy or environmental status of any property and prospective purchasers/tenants are urged to conduct whatever independent investigation they, their attorneys and advisors deem necessary to confirm that a property is suitable for the intended use. Any commissions due cooperating brokers are subject to all terms and conditions upon which we and our clients have agreed.



## 22 ROMANELLI AVENUE SOUTH HACKENSACK, NJ

### PROPERTY HIGHLIGHTS

- 25,000 +/- Sq. Ft. Industrial Space
- 2,500 +/- Sq. Ft. of Office Space
- 16' Ceilings
- 2 Drive-in Doors
- Column Spacing: 25' x 27'
- 1000 Amps
- 15 Car Parking
- Near I-80, Routes 17 & 46
- Taxes: approx. \$1.92 per Sq. Ft.





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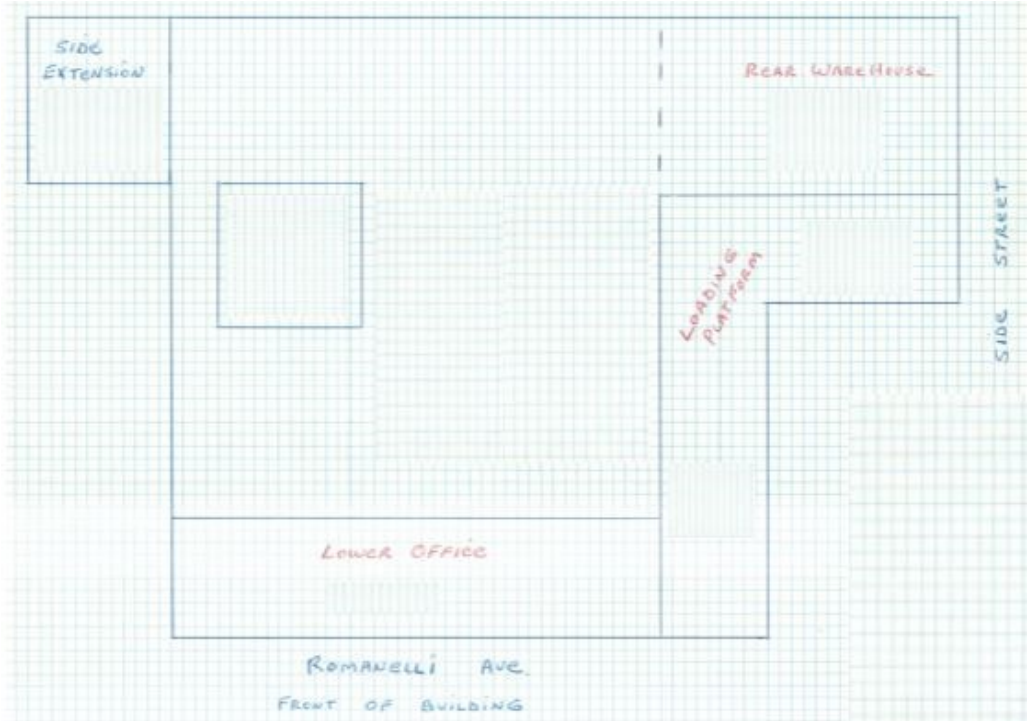
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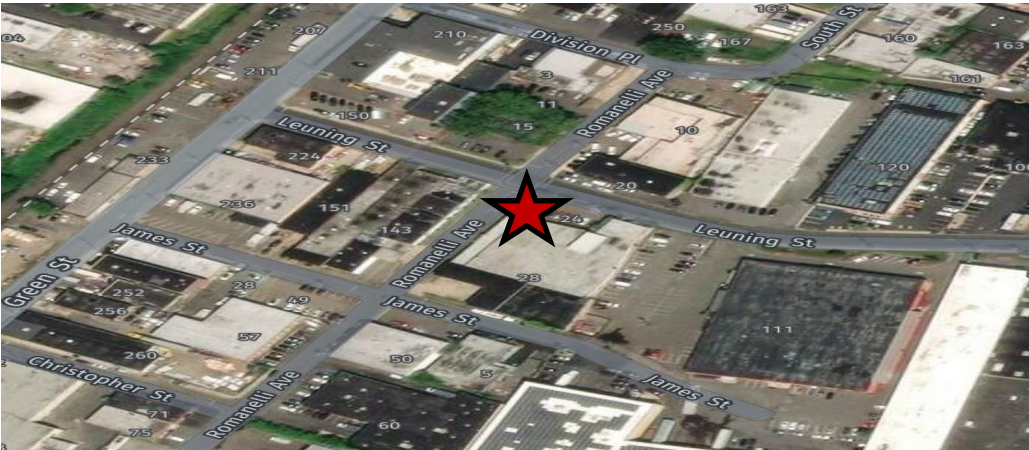
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## FLOOR PLAN



## AERIAL



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