# CUSHMAN & WAKEFIELD

### CLASS A OFFICE SPACE FOR LEASE 2045 LINCOLN HIGHWAY EDISON, NJ



#### ACCESS

- Centrally located to all major highways and interstates in central NJ
- Few minutes drive to the Garden State Parkway and the New Jersey Turnpike, Route 1, 9, 18 and 440
- Amtrak and Metropark Train Station situated nearby
- Edison Commuter Rail (Northeast Corridor Line):
  6 min / 1.0 mi
- Newark Liberty International Airport: 27 min / 23.6 mi

#### PROPERTY FEATURES | AMENITIES

- Three-story Class A building totaling 68,487 SF
- Main lobby, common areas, landscaping, and site signage recently renovated
- Four-building complex with a courtyard
- Crowne Plaza Hotel on site with banquet facilities, exercise room and restaurant
- Outdoor sitting area with a fountain
- 40 surface parking spaces available



#### 6,351 SQUARE FEET AVAILABLE

AVAILABILITY	FLOOR	SIZE
TOTAL AVAILABLE	Partial 1 <sup>st</sup> Floor:	6,351 SF
LEASE RATE	\$23.00 + Tenant Electric	

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### FLOOR PLAN: 1<sup>ST</sup> FLOOR LEASED Room LEASED Kitcher AVAILABLE Kitch LOCATION MAP mam Rd Costco Wholesale 045 Lincoln Highway The Home Depot Topgolf Sam's Club 2045 LINCOLN HIGHWAY, EDISON, NJ



**PROPERTY PHOTOS** 

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