

58 Clinton Road Fairfield, NJ



FOR LEASE - FLEX/INDUSTRIAL SPACE **PROPERTY SPECIFICATIONS:**

Available Space: 5,600 SF

Office Space: ± 1,000 SF

Loading: 1 Tailgate, 1 drive-in door

Ceiling Height: 20' Clear

Facility Size: 20,000 SF

Parking: 2.5/1,000 SF

Power: 200 Amps

Land Area: 1.50 acres

Sprinkler: Wet

Water/Sewer: Municipal

Lease Rate: \$8.50 PSF NNN

Taxes and CAM: ± \$3.00 PSF

For more information, please contact:

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Exclusive Leasing Agent:



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