

THE GRAND

300 INTERPACE PARKWAY
ONE UPPER POND ROAD
PARSIPPANY, NJ



EXCEPTIONAL *AMENITIES* • OUTSTANDING *I-80 ACCESS*
HIGHLY *FLEXIBLE* FLOORPLATES



For more information, please contact:

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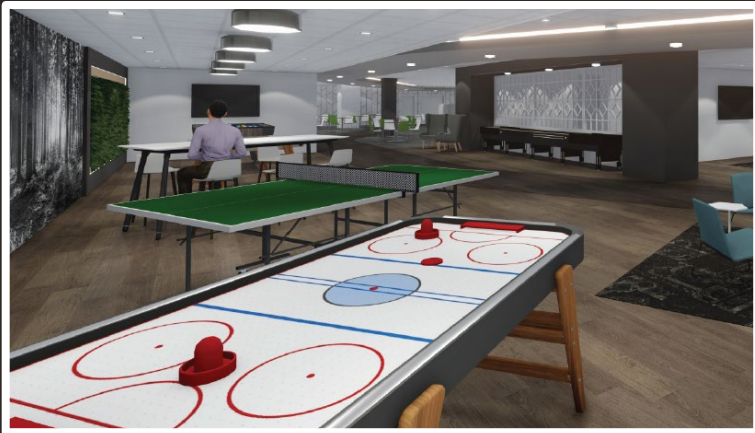


WHERE WORK AND WELLNESS CONVERGE

Class A businesses deserve Class A space and while The GRAND already offers beautiful grounds, expansive sunlit floor-plates, private terraces and an extensive array of amenities, the entire property has been completely re-imagined and will be transformed into a **NEW** corporate destination that will incorporate new features and a design that will inspire its occupants.

Conduct outdoor meetings, take wellness walks, or simply soak up the sun. Hit The GRAND Lounge and re-charge with an energizing game of ping-pong, or just to grab a coffee and make a private call. Hit The GRAND Gym any time of the day and get pumped to take on any challenges that come your way. Virtual tours are always available via live broker interaction or through our extensive library of 3D-VR Immersive tours.

Available Space	190,000 SF
Year Built	1986, Renovated 2020
Size	521,700 SF
Parking Ratio	4/1,000 SF
HVAC	Digitally-controlled VAV system
Telecom	Fiber-optic lines
Floors	4
Typical Floor Plate	30,000 SF



AMENITIES

- Executive covered parking
- Two full-service cafeterias
- 5,000 SF fitness center
- Conference center
- Free common-area Wi-Fi
- ATM
- Dry cleaning service & shoe-shine
- Two-tiered pond with pergola and seating
- Three-hole putting green
- 1.5 mile walking/jogging trail

FEATURES

- Loading dock
- Freight elevator
- Digital tenant directories
- 31-acre campus setting
- On-site property management
- Green initiative includes recycling program, Energy Star-rated roof, energy-efficient lighting



Distances



GW Bridge
33 miles



Newark Liberty
Int'l Airport
27 miles



Nearest
Train Station
2.2 miles



Lincoln Tunnel
32 miles

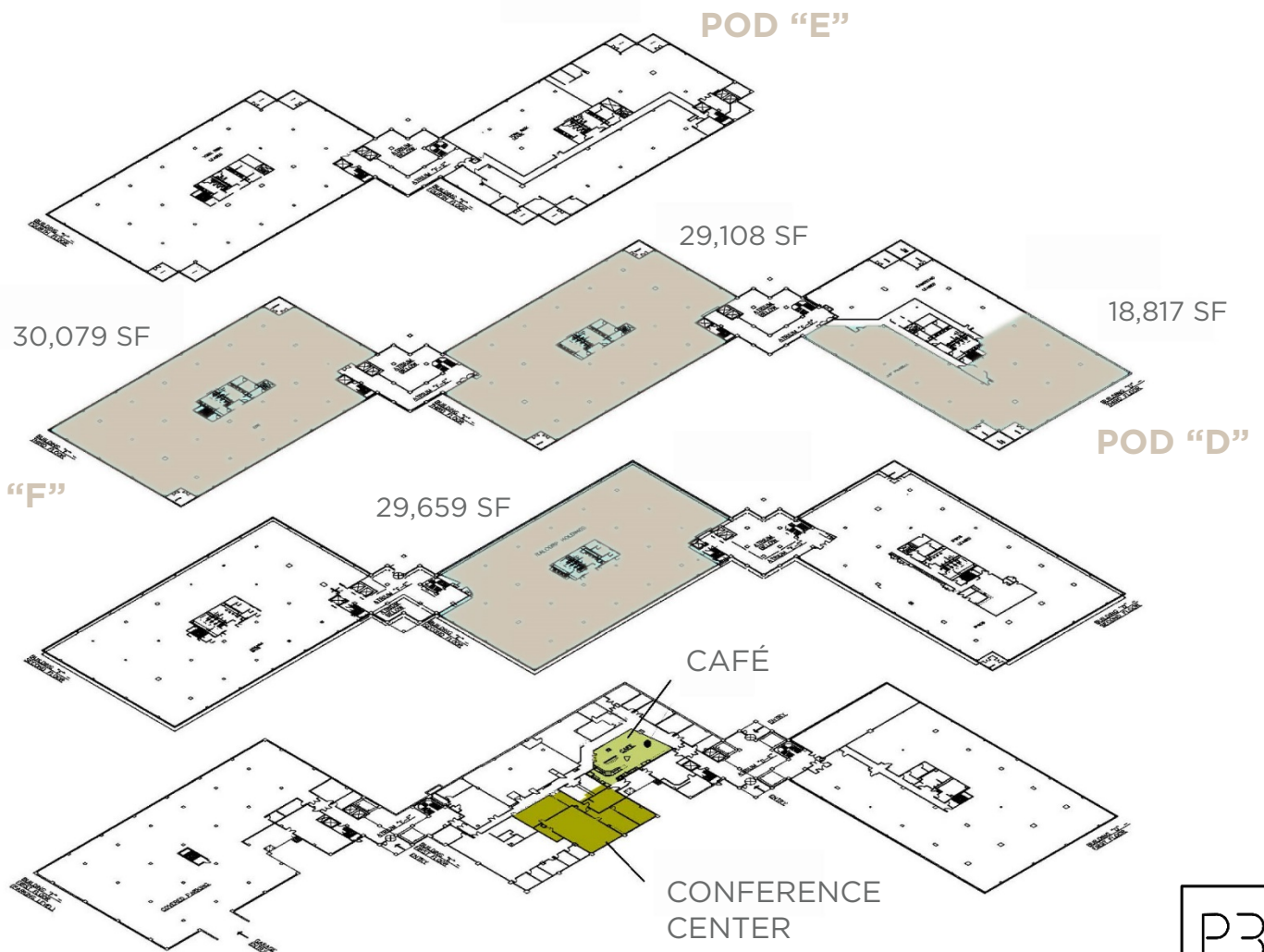


Morristown
9 miles

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FLOOR PLANS



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