

THE BRAND NEW TURN-KEY HEADQUARTERS SOLUTION



400 ALEXANDER PARK
AT PRINCETON JUNCTION



50,419 RSF AVAILABLE FOR LEASE

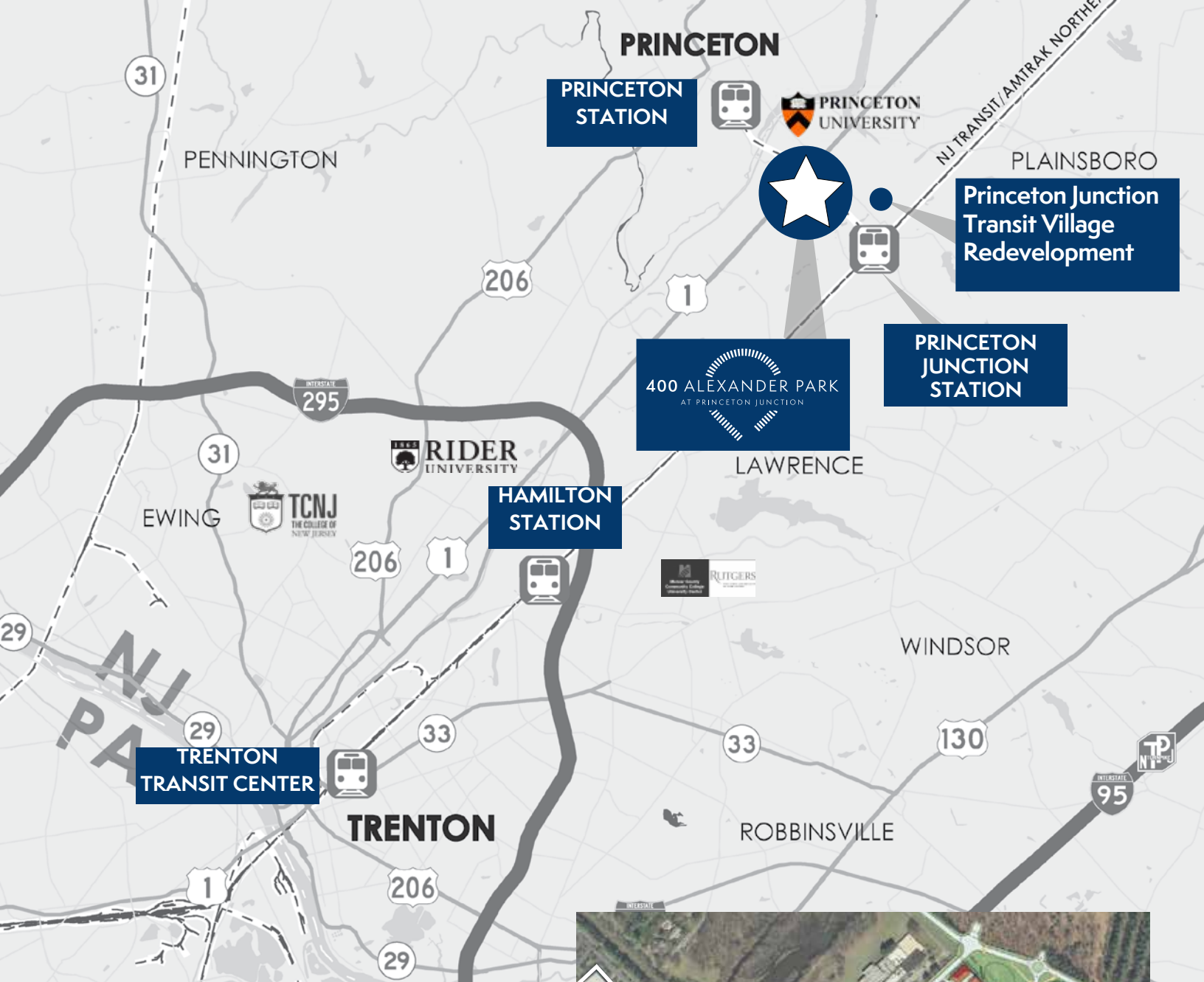


Princeton... Where Company Headquarters Choose to Locate

- 71,332 RSF four-story Class A office building
- Within walking distance to the **Princeton Junction Train Station** – NJ Transit and Amtrak
- Top two floors are fully furnished, plug & play with high-end finishes and furnishings ideal for full floor users
- Building signage available
- Walking trails and bike paths
- Food service available in 600 Alexander Park
- Located along the amenity rich Route 1 Corridor
- Minutes from downtown Princeton and major cultural and recreational amenities
- NJ/NY/PA Accessible – equidistant from NYC and Philadelphia
- Surrounded by top Universities including: Princeton University, Rutgers University, TCNJ and Rider University
Corporate neighbors include Novo Nordisk, Sandoz, NRG, BlackRock, Bank of America Merrill Lynch, among others



**Brand new and fully renovated
Class A building with new systems**



PRINCETON STATION

PRINCETON UNIVERSITY

Princeton Junction Transit Village Redevelopment

PRINCETON JUNCTION STATION

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HAMILTON STATION

TRENTON TRANSIT CENTER

TRENTON

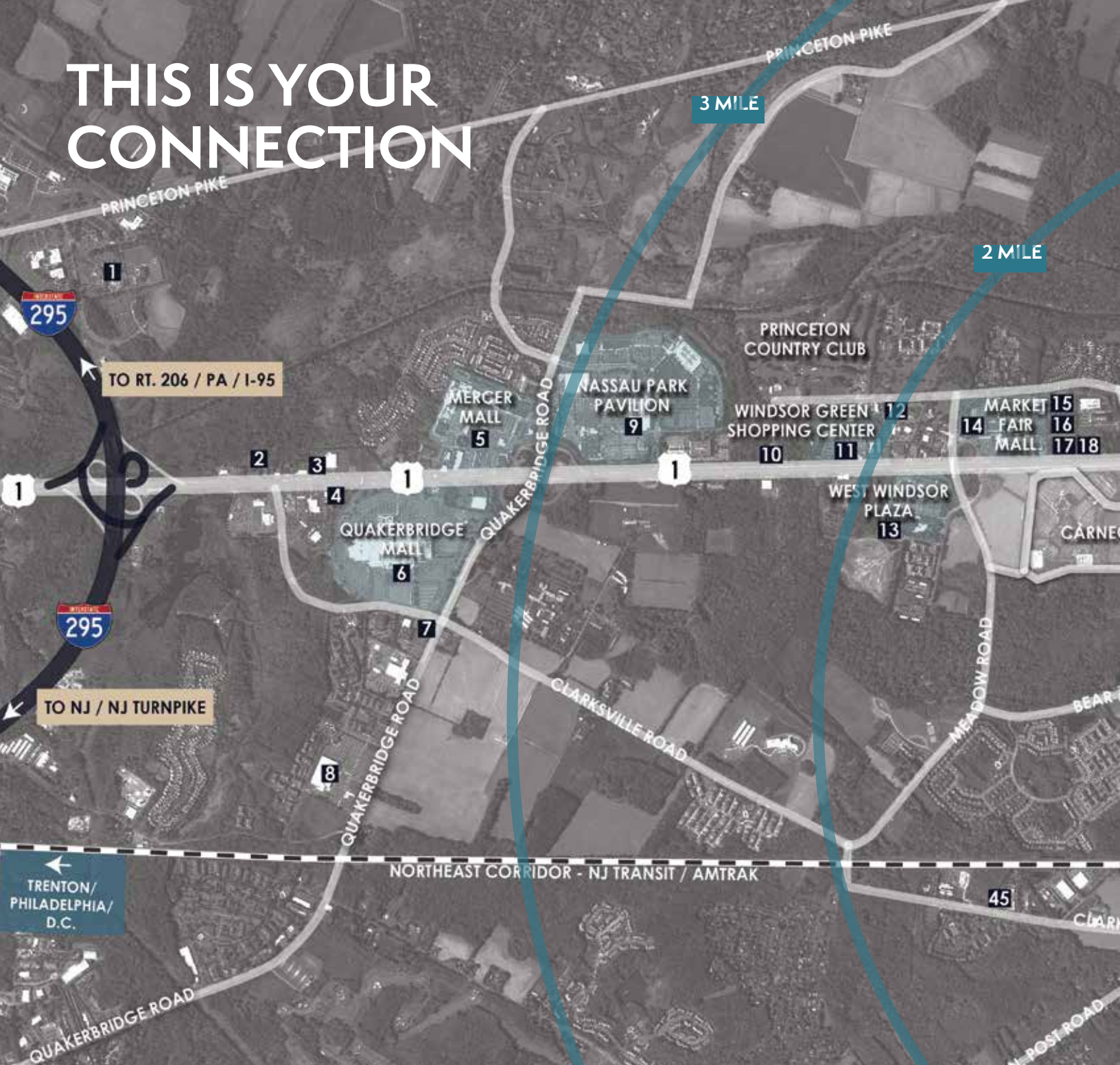
400 Alexander Park is a LEED Certified, 71,300 square foot fully renovated office building located in West Windsor Township, is conveniently located only a half mile from the Princeton Junction train station with NJ Transit and Amtrak services to NY Penn Station, Philadelphia and Washington DC. The building is situated in one of the Princeton area's premiere office properties, ideally located within 3 miles of downtown Princeton and Princeton University. In addition, the office is only a half mile off US Route 1 and in close proximity to the New Jersey Turnpike, Interstates 95, 105, 295 and Route 130.



400 ALEXANDER PARK AT PRINCETON JUNCTION

Woodmont Properties has completed a \$10 million comprehensive renovation of 400 Alexander and is in the process of obtaining LEED certification for the property. The property has a new facade with enhanced energy performance including state of the art lighting, glass materials, and computer controlled heating and cooling systems. These results have transformed 400 Alexander into a sustainable, bright, efficient and innovative building that offers an excellent location, and prime outdoor amenities in a beautiful office park setting.

THIS IS YOUR CONNECTION



400 Alexander Park provides access to public transportation and is amongst Princeton's vast amenity rich Route 1 Corridor. Within walking distance to the Princeton Junction Station and minutes to downtown Princeton, 400 Alexander Park is your connection to everything.

STAY

1. Hilton Garden Inn
2. Red Roof Inn
4. Quality Inn
15. Residence Inn by Marriott Princeton
19. Hyatt Place Princeton
25. Courtyard by Marriott Princeton
26. Homewood Suites by Hilltop Princeton
32. Holiday Inn Express
33. Crown Plaza Princeton

CHILD CARE

12. The Goddard School
21. Lakeview Child Center



EAT

- 3. Red Lobster
- 7. KC Prime Restaurant Steakhouse
- 9. Buffalo Wild Wings
- 17. Brickhouse Tavern & Tap
- 18. On the Border Mexican Grill & Cantina
- 23. Papa John's Pizza
- 24. Ruby Tuesday
- 35. Asian Bistro
- 36. Dunkin Donuts
- 37. Subway
- 45. Mizu Japanese Cuisine

SHOP

- 5. Mercer Mall
- 6. Quakerbridge Mall
- 8. Costco
- 9. Nassau Park Pavilion
- 11. Windsor Green Shopping Center
- 14. Market Fair Mall
- 31. Princeton Forrestal Village
- 34. Plainsboro Plaza
- 38. Rite Aid
- 43. Windsor Plaza
- 44. 7-Eleven

WELLNESS

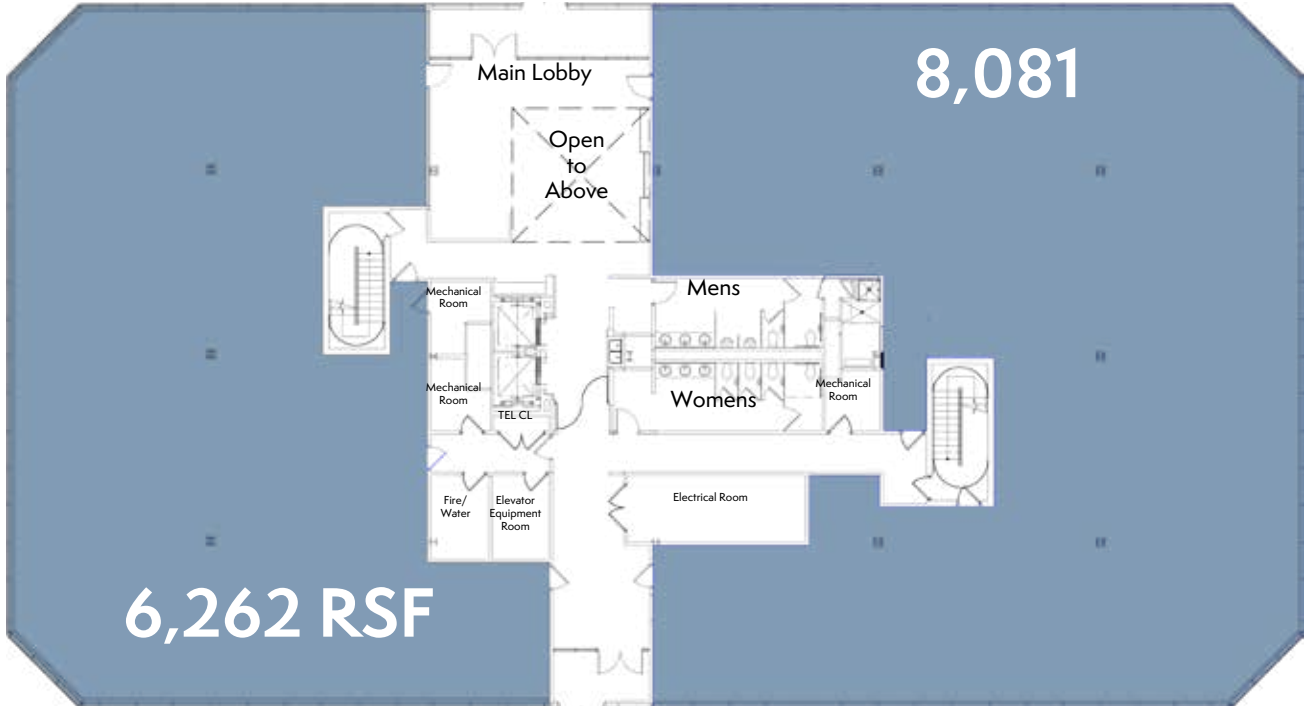
- 22. CrossFit Ex Novo
- 28. Princeton Fitness & Wellness at Plainsboro
- 30. Lifetime Athletic Princeton
- 27. Princeton Medical Center
- 29. CHOP Specialty Care Center Princeton

BANKING

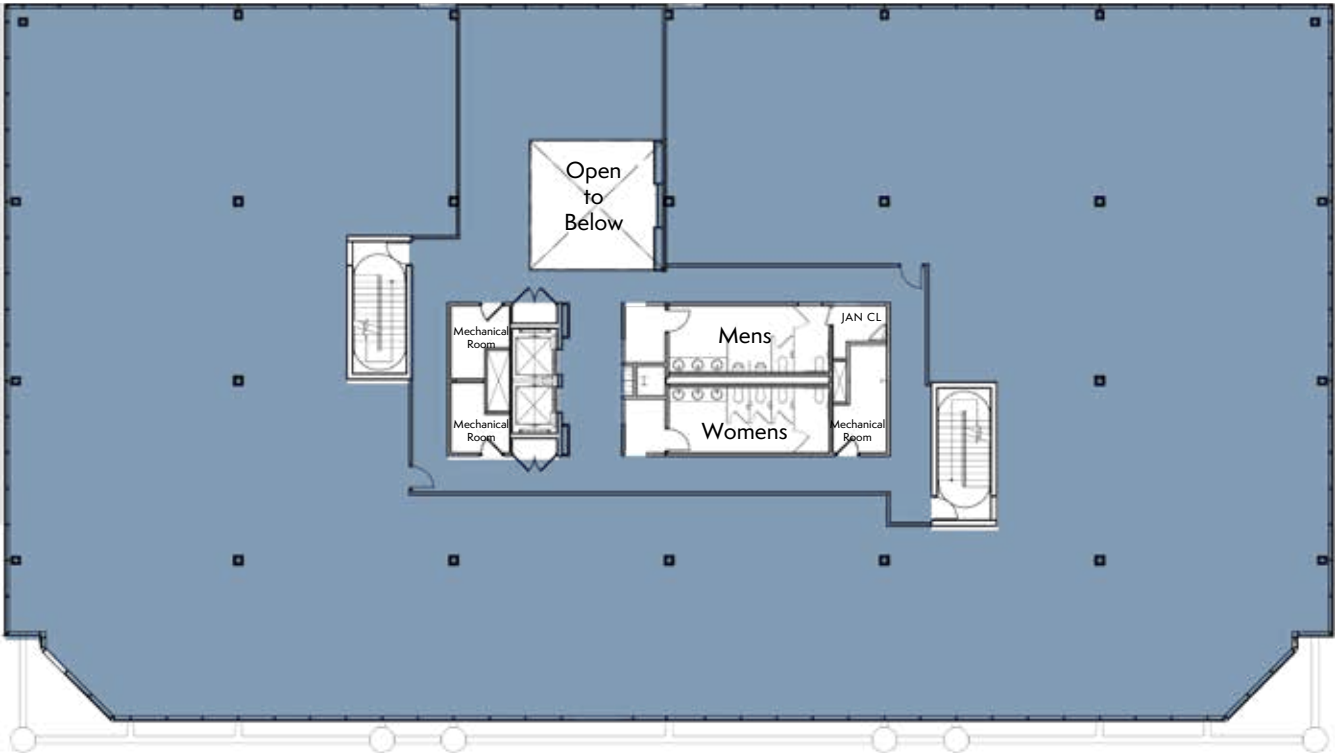
- 20. Wells Fargo Bank
- 39. PNC Bank
- 40. Santander Bank
- 41. Bank of America
- 42. Chase Bank

Build to suit the tenant's specifications and design

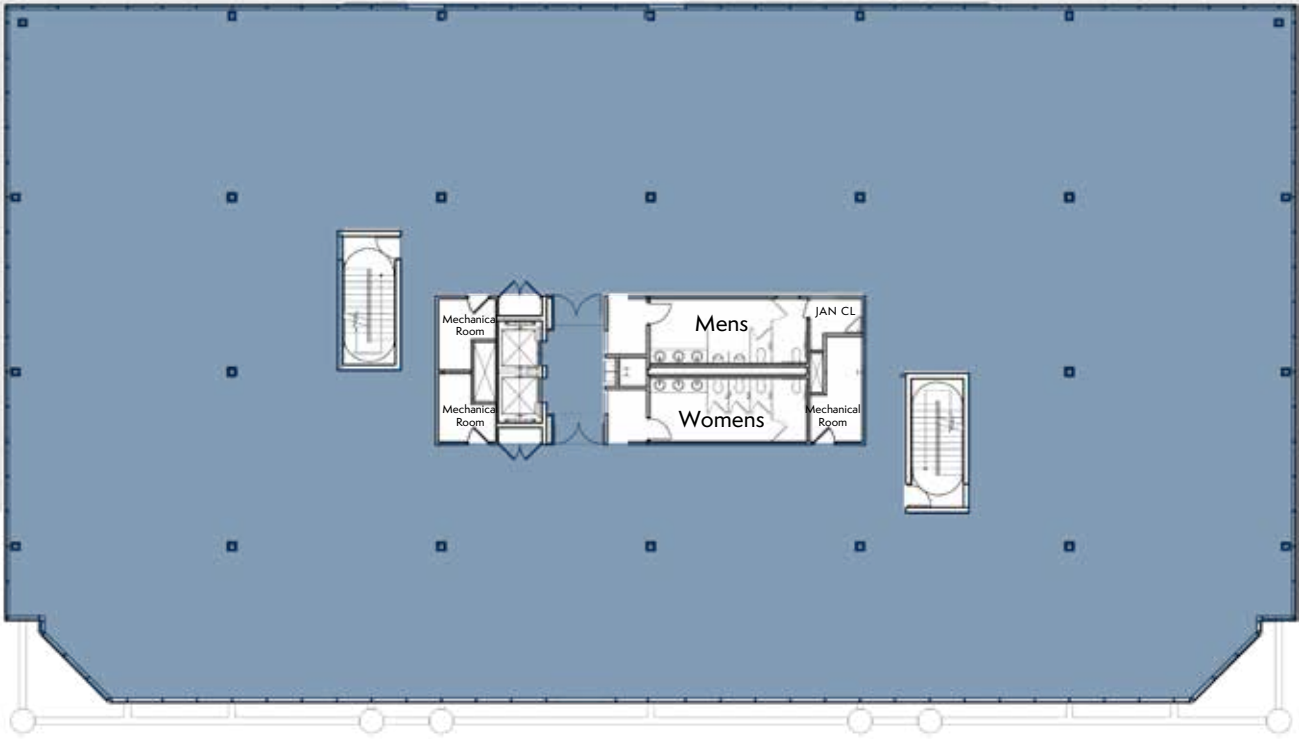
1ST FLOOR - OPEN FLOOR PLAN - 14,343 RSF



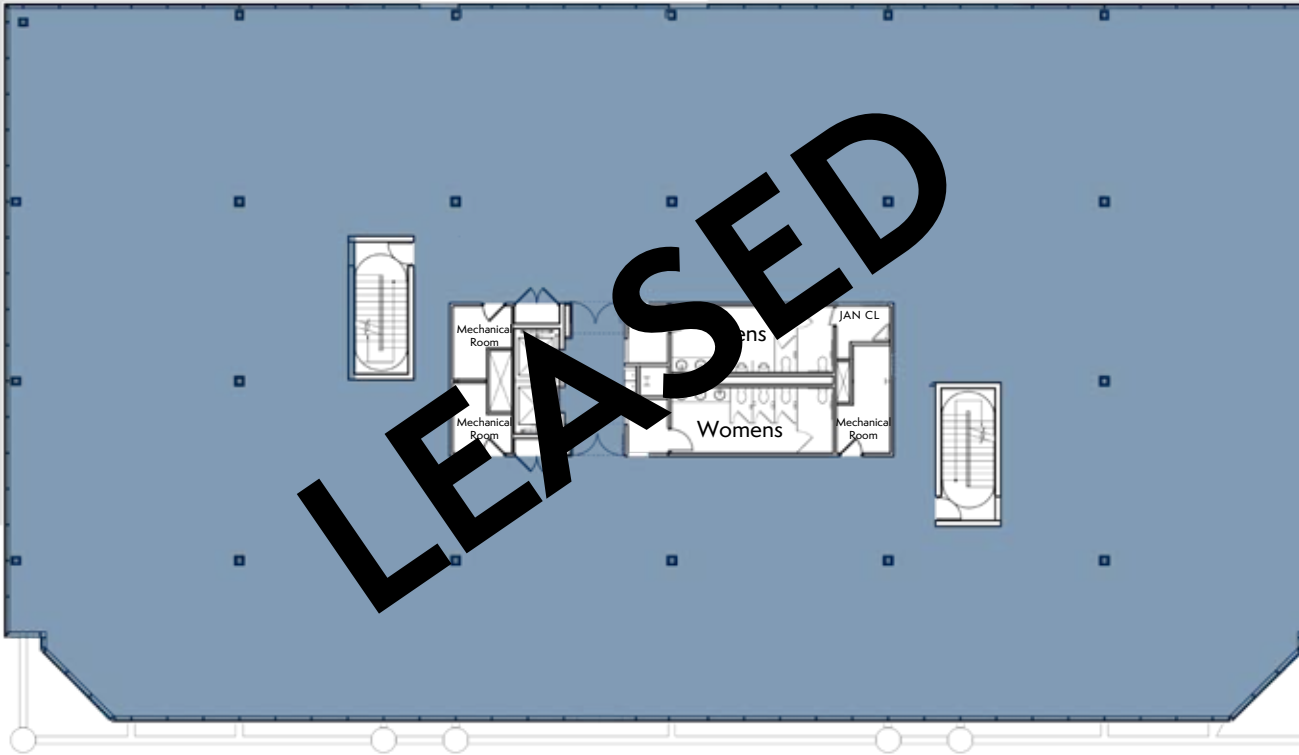
2ND FLOOR - OPEN FLOOR PLAN - 15,163 RSF



3RD FLOOR - OPEN FLOOR PLAN -20,913 RSF



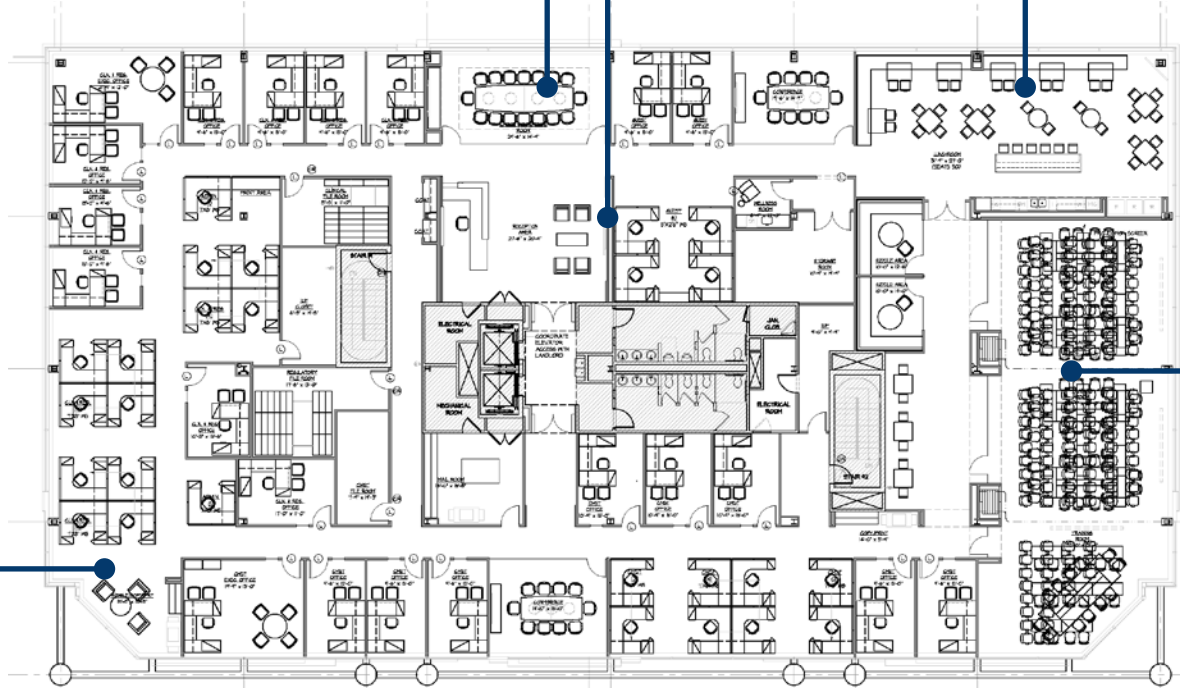
~~**4TH FLOOR - OPEN FLOOR PLAN 20,913 RSF**~~



Move in ready with high-end furnishings

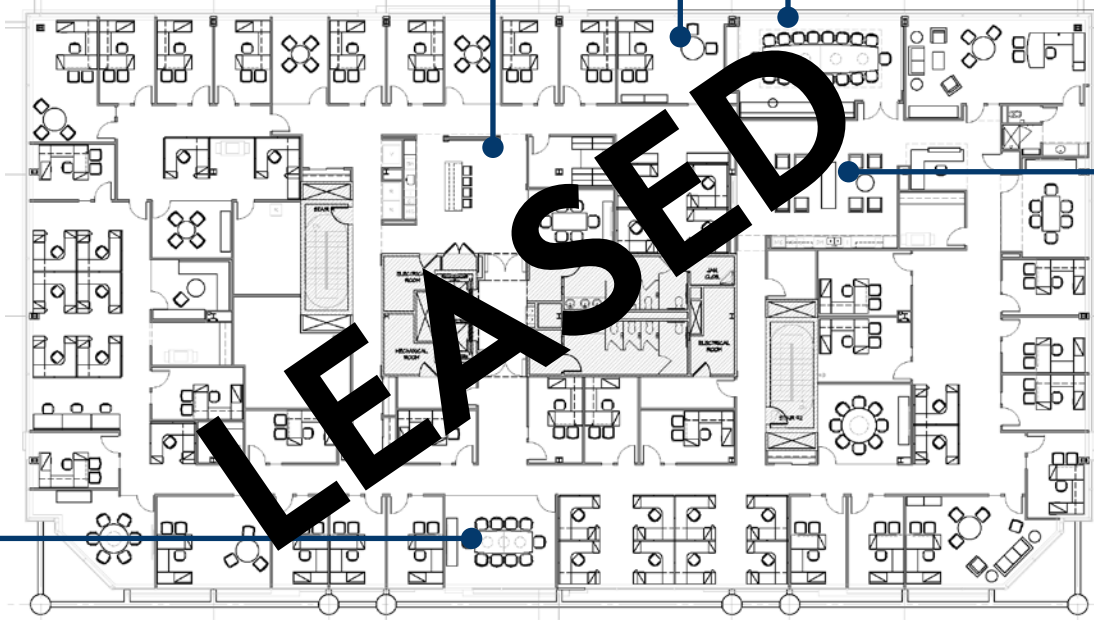


3RD FLOOR - 20,913 RSF

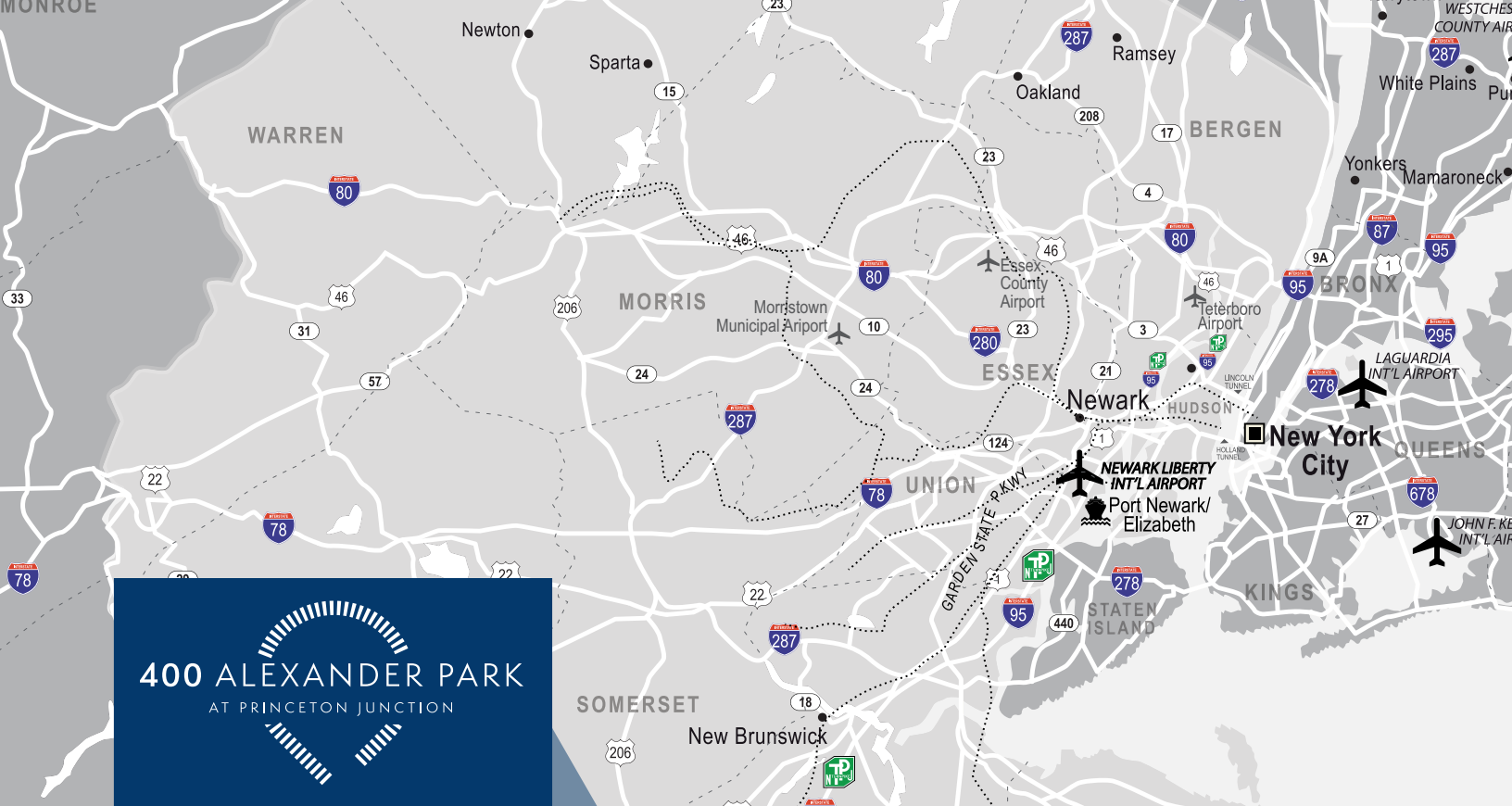




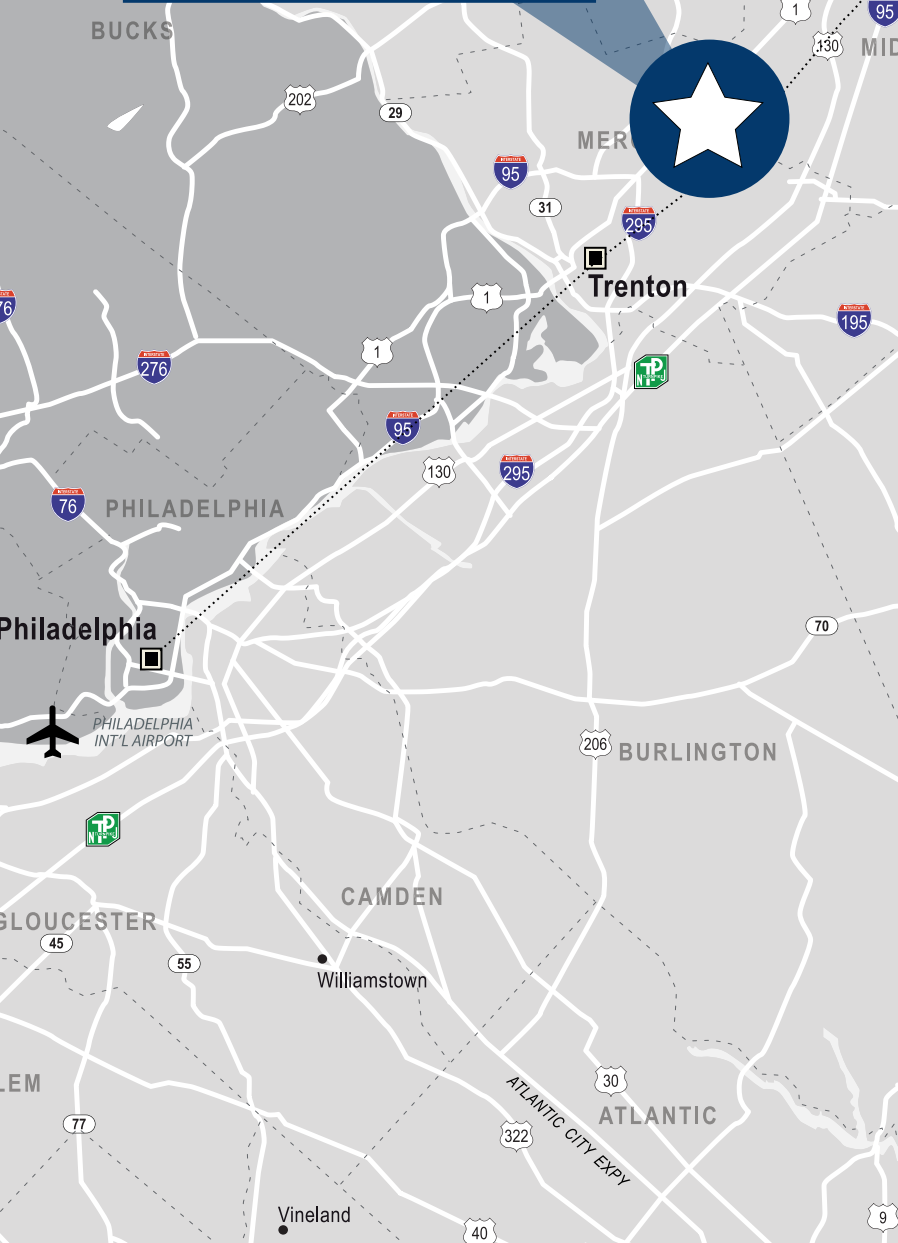
4TH FLOOR - 20,913 RSF



LEASED



400 ALEXANDER PARK
AT PRINCETON JUNCTION



EXCELLENT LOCAL & REGIONAL CONNECTIVITY

- Mass-transit serviced community via rail: NJ Transit Princeton Junction and Princeton trains stations and bus: NJ Transit's #600 line
- 40 Miles to Newark Liberty International Airport
- 56 Miles to Philadelphia International Airport
- 52 Minutes to New York Penn Station
- 72 Minutes to Philadelphia 30th Street Station



Bucolic park-like setting, with walking trails and bike paths





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Owned & managed by:

