

**INDUSTRIAL
LEASE**

35,000 SF

BRAND NEW
CONSTRUCTION

FULLY
AIR-CONDITIONED



TRANSWESTERN

REAL ESTATE
SERVICES

8 MIDDLEBURY BOULEVARD

Randolph, NJ

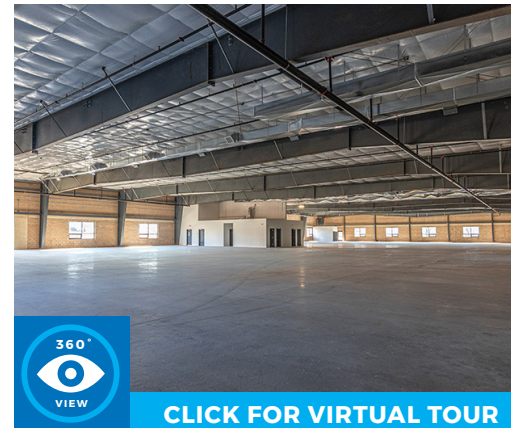


Availability:

- Full Building: 17,500-35,000 SF (Divisible)
- Available Immediately
- Call for pricing

Space Features

- Ceiling Height: 22'
- Loading Docks: 2
- Car Parking: 56 spaces
- Power: 800 Amps / 480 Volts / 3 Phase
- Fully air-conditioned
- Brand new construction (Built 2019)
- Clear span
- Three sets of high-quality bathrooms
- Building has city water and septic



[CLICK FOR VIRTUAL TOUR](#)

Leasing Information:

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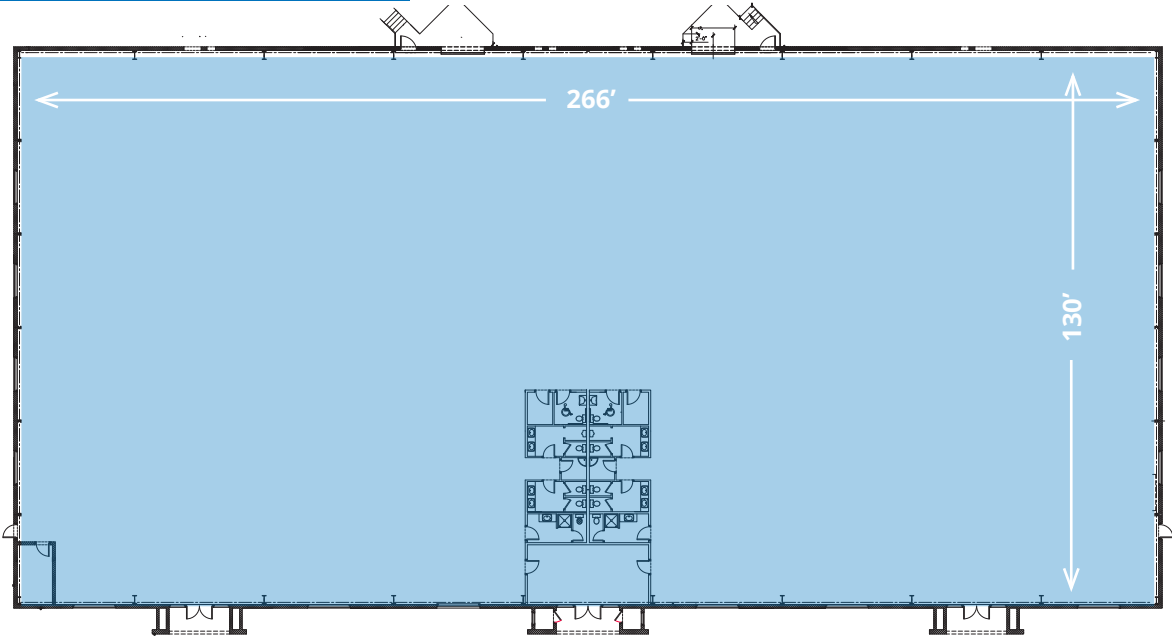
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35,000 SF FULL BUILDING

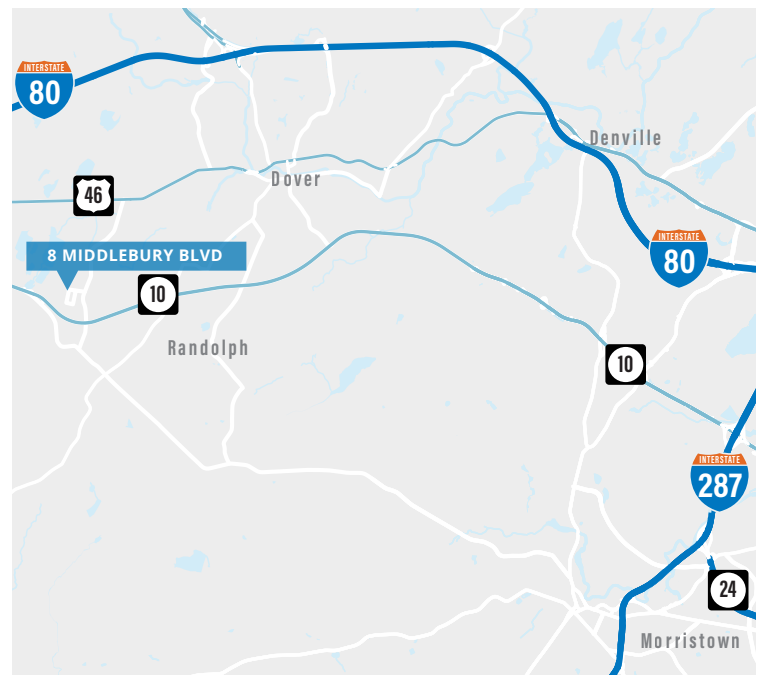


Location Features

- Close proximity to Routes NJ-10, US-46, I-80
- Dover Commuter Rail - 10 min
- Mount Arlington Commuter Rail - 11 min
- Newark International Liberty Airport - 50 min

Ideal For

- Light Manufacturing
- Assembly
- Warehousing
- Distribution
- Recreation
- Pharmaceutical Manufacturing
- Laboratories



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