

FOR SUBLEASE

30 Chapin Road

UNITS 1212 & 1211



30 Chapin Road, Unit 1212 & 1211, Pine Brook, NJ

TOTAL AVAILABLE:	15,500 ± SF
OFFICE AREA:	4,191 ± SF
WAREHOUSE AREA:	10,111 ± SF
CEILING HEIGHT:	18' Clear
LOADING:	1 Tailgate Dock, 1 Drive-in Ramp
POWER:	400 Amps
PARKING:	3/1000 SF Ratio
SPRINKLER:	100%
ZONING:	Light Industrial
POSSESSION:	Immediate



For more information, contact
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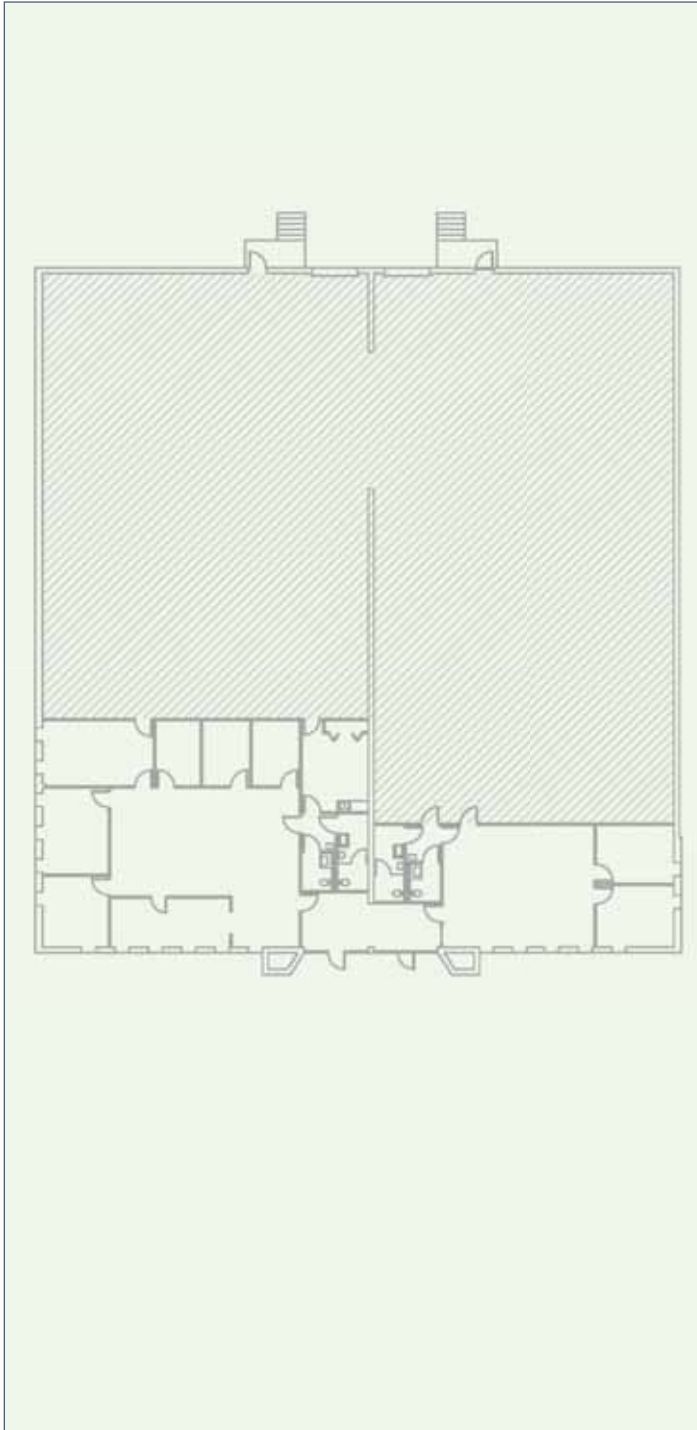
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Real Estate Services

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Floor Plan



MONTVILLE BUSINESS CENTER

Strategically located in Morris County for all business uses. This park offers a combination of office, hi-tech and light industrial units, providing flexibility to expand within the same location. Located off of Route 46, this prominent business park provides great image and accessibility.

- Outstanding location off Route 46 East, 1/4 miles east of New Road / I-80 Interchange and easily accessible to Routes 287 & 280.
- 30 minutes from Manhattan and Newark Liberty International Airport.
- Close proximity to many amenities including restaurants, shopping, banks and hotels.