

For Sale

Former Plastic MFG. Plant

93,000 sf on 4.95 acres

1 Raritan Rd. Oakland, NJ



“Can Convert to Distribution Space”

Property Description

- 5,000 sf Office
- Heavy Power distributed
- 20' Ceiling Height
- Tailboard Loading Docks
- Drive-in Door
- RAIL SIDING**

Chillers, Water filtration & Silos available
Or can be removed



For Additional Information Contact:

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(201) 288-4500



411 Route 17 South
Hasbrouck Heights, NJ 07604

All information furnished is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, prior sale or lease, or withdrawal without notice. In addition, no representation is made respecting zoning, condition of title or any matters of a legal or environmental nature. Any commissions due cooperating brokers are subject to all of the terms and conditions upon which we and our clients have agreed

1 Raritan Rd



Location: **Oakland Boro**
North Bergen Ind Cluster
Northwest Bergen Ind Submarket
Bergen County
Oakland, NJ 07436

Building Type: **Class B Manufacturing**
 Status: **Built 1972, Renov 1999**
 Tenancy: **Multiple Tenant**

Land Area: **4.96 AC**
 Stories: **1**
 RBA: **98,000 SF**

Management: **Vinyl Building Products Inc**
 Recorded Owner: **Vinyl Building Products Inc**

Total Avail: **98,000 SF**
 % Leased: **0%**

Ceiling Height: **24'0"**
 Column Spacing: **37-40'w x 40-50'd**
 Drive Ins: **2**
 Loading Docks: **4 ext**
 Power: **1800-3000a**

Crane: **None**
 Rail Line: **Yes**
 Cross Docks: **None**
 Const Mat: **-**
 Utilities: **Gas - Natural, Heating - Gas, Sewer - Septic Field, Water - City**

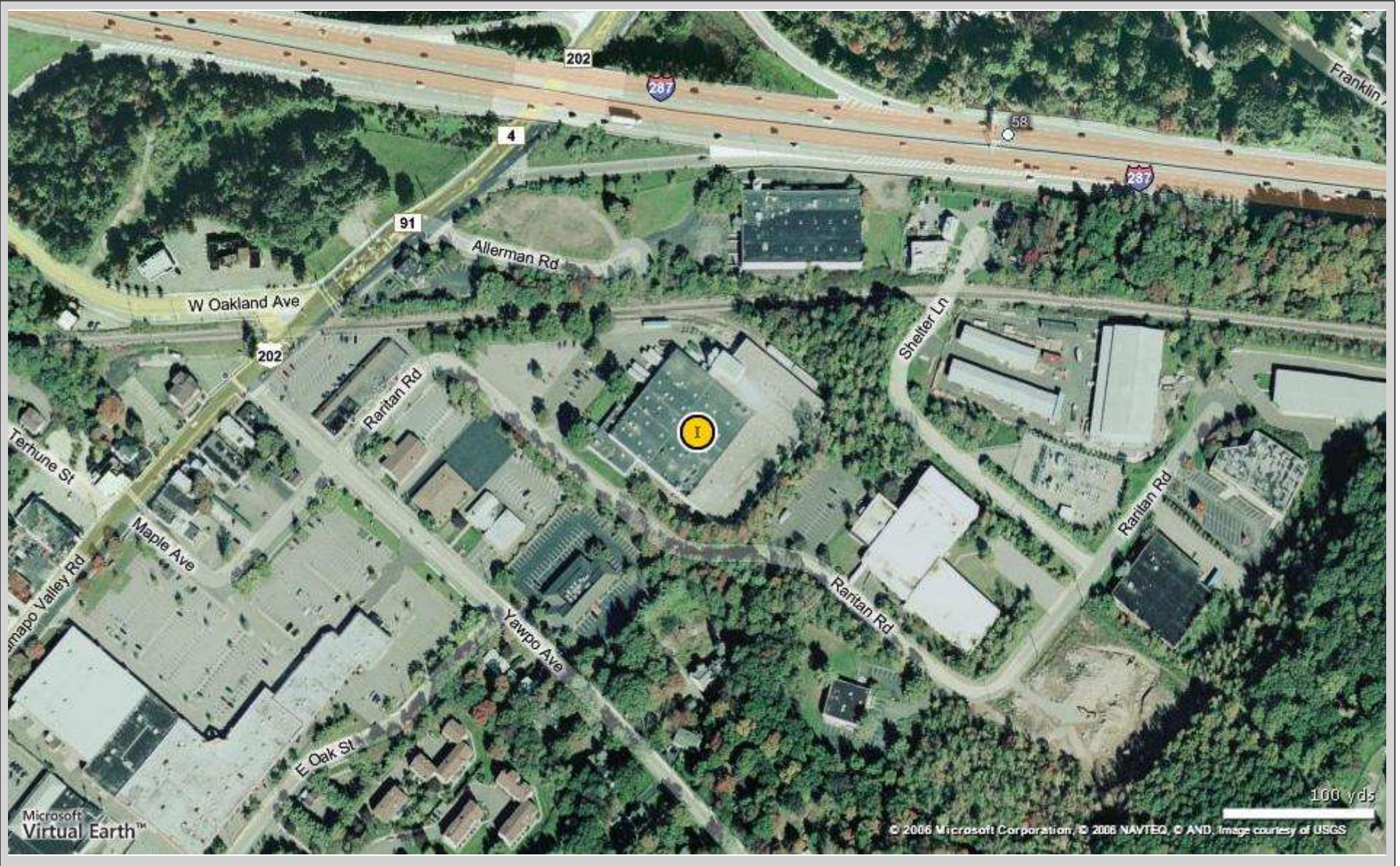
Parcel Number: **42-03411-0002-00001**
 Amenities: **Property Manager on Site**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
E 1st	98,000/14,768 ofc	98,000	0/negot	Vacant	Negotiable	Direct



Aerial / Map Report

1 Raritan Rd - Oakland, NJ 07436



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