

# 300 Industrial Road Ridgefield Park, NJ

# AVAILABLE

For additional information,  
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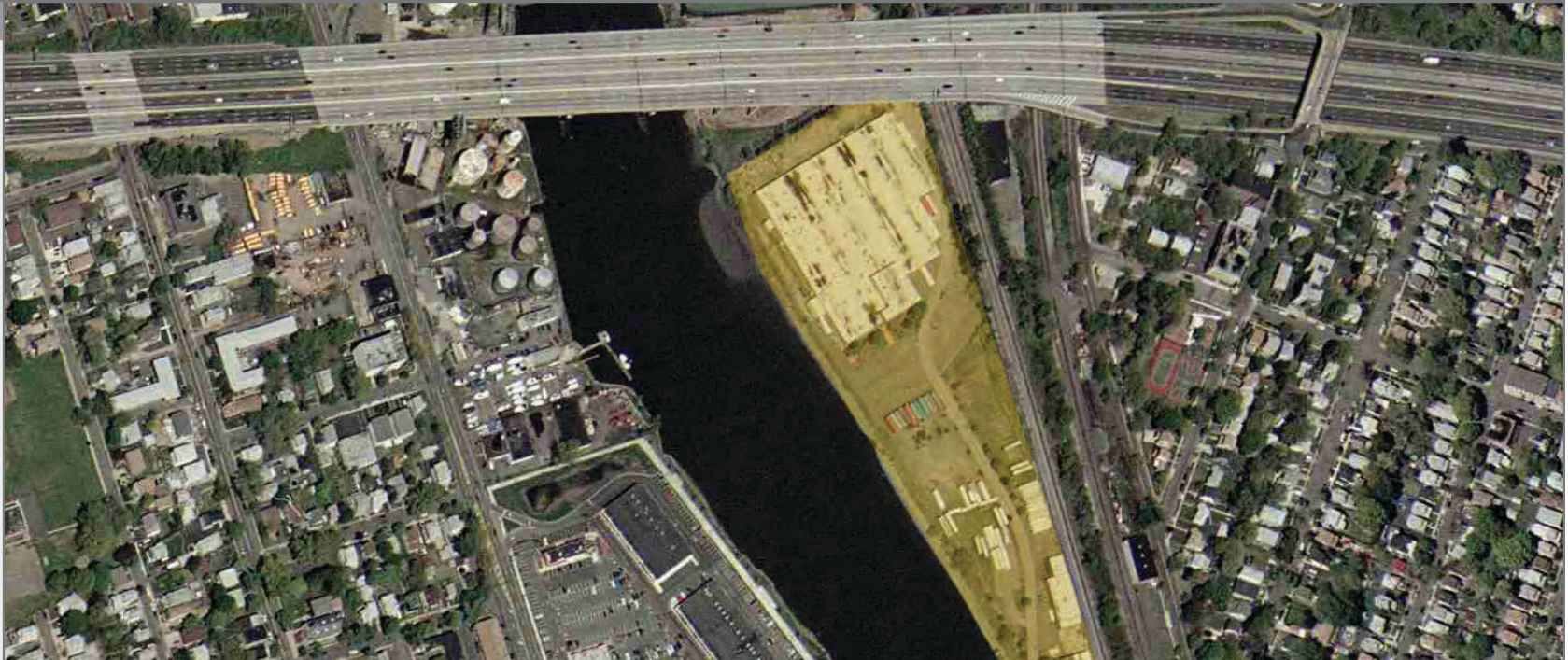
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**CBRE**  
CB RICHARD ELLIS



CB Richard Ellis, Inc., as exclusive agent, is pleased to offer the following prime space for sale:

**BUILDING SIZE:** 153,000 sq. ft.  
**PLOT SIZE:** 11 acres  
**OFFICE SIZE:** 8,000 sq. ft.  
**CEILING HEIGHT:** 16'  
**LOADING:** 14 tailboards  
1 drive in  
**COLUMN SPAN:** 33'6" x 33'6"  
**SPRINKLER:** Wet  
**HEAT:** Gas

**POWER:** 1000 amps  
**PARKING:** 150± cars  
**SALE PRICE:** \$12,000,000  
**TAXES:** \$0.93 per sq. ft.  
**ZONING:** Heavy Industrial  
**POSSESSION:** Immediate  
**COMMENTS:** Outside storage permitted

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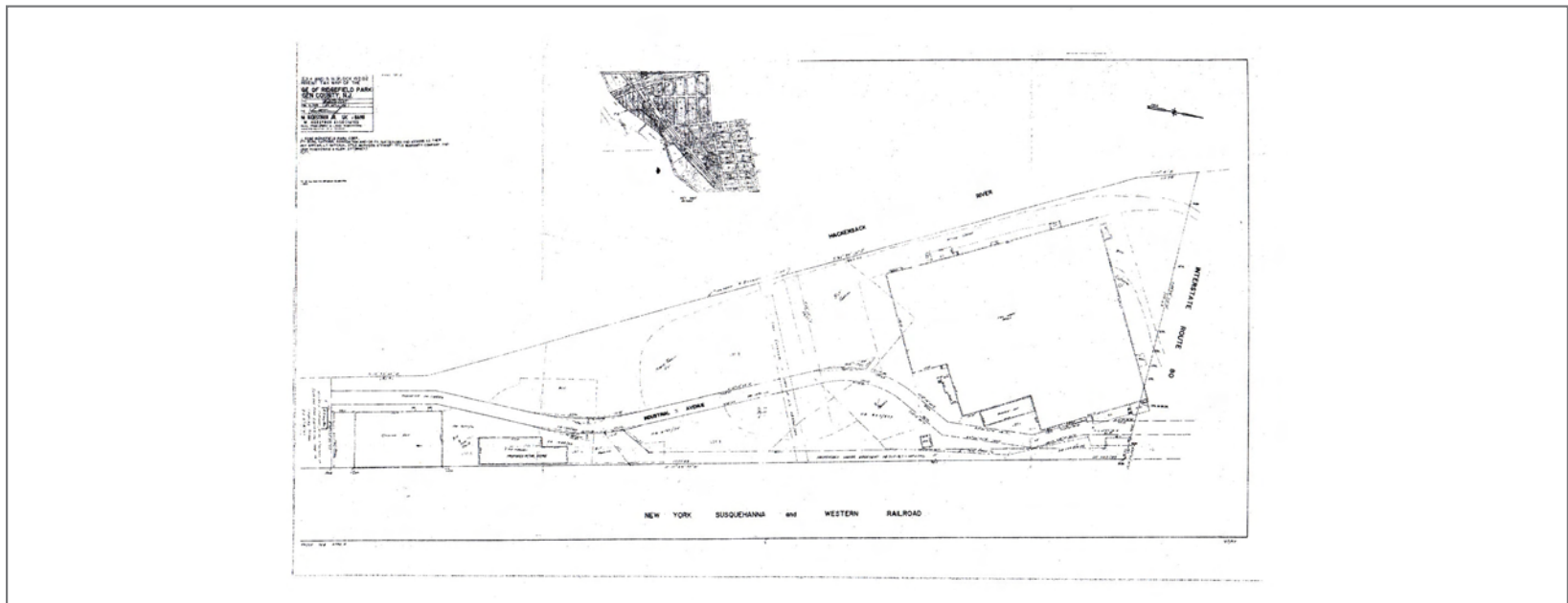
### HIGHLIGHTED AERIAL



### LOCATION MAP



### SITE PLAN



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