







NORTH JERSEY

PROPERTY NAME/ ADDRESS	BUILDING SIZE/ LOCATION	AVAILABLE SPACE	COMMENTS	RENTAL RATE
BERGEN COUNTY				
 <p>KALISA PARK One Kalisa Way Paramus, NJ</p>	<p>Four (4) Story Atrium with three (3) Floors over covered parking. Bldg. Size: 80,000 SF Adjacent to Paramus Park Mall & Home Depot Directly off Route 17, with excellent access to GSP (Exit 163) and Rte. 4.</p>	<p>Suite 107 – 1,215 SF Suite 205 – 3,773 SF Suite 211 – 5,338 SF</p>	<ul style="list-style-type: none"> • Previous testing facility w/ separate sound proof room. • Nice office. • Offices/open area. 	<p>\$24.00/SF plus Tenant Electric</p>
 <p>BERGEN FOUR 25 E. Spring Valley Avenue Maywood, NJ</p>	<p>Three (3) Story. Bldg. Size: 45,000 SF Directly across from the Bergen Mall. Excellent access to Rte.'s 4, 17, GSP (Exit 161) and I-80.</p>	<p>Suite 160 – 2,868 SF</p>	<ul style="list-style-type: none"> • Available 60 days, move in condition. 	<p>\$23.50/SF plus Tenant Electric</p>
 <p>299 MARKET 299 Market Street Saddle Brook, NJ</p>	<p>Four (4) Story. Bldg. Size: 80,000 SF Across from Kessler Institute for Rehab. Excellent access to I-80,GSP (Exit 159) and Rte.'s 17 and 46. BUILDING NAMING RIGHTS FOR 10,000 SF USER OR LARGER</p>	<p>Suite 240 – 7,800 SF Suite 330 – 775 SF Suite 420 – 2,440 SF</p>	<ul style="list-style-type: none"> • Corner unit, 6 windowed offices, kitchen and conference room. (Will divide) • Interior unit, move in condition. • 2 windowed offices, open area, kitchen. 	<p>\$17.00 - \$19.00 /SF plus Tenant Electric</p>

For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com

BERGMAN REAL ESTATE GROUP
555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com

PROPERTY NAME/ ADDRESS	BUILDING SIZE/ LOCATION	AVAILABLE SPACE	COMMENTS	RENTAL RATE
BERGEN COUNTY CONTINUED				
 45 EISENHOWER DRIVE 45 Eisenhower Drive Paramus, NJ	Five (5) Story. Bldg. Size: 175,000 SF <i>Just off Route 17 and Century Road. Excellent access to Rte.'s 17 & 4, GSP (Exit 161) and I-80. On site Food Service</i>	Suite 230 – 2,205 SF Suite 500 – 5,550 SF Suite 540 – 2,808 SF Suite 555 – 1,122 SF Suite 260 – 3,409 SF	<ul style="list-style-type: none"> • Plug & Play – fully furnished. • Available July 2019 • Mainly open space, corner unit. • Move in condition, kitchen, 4 offices, open area. (LO) • Available 7/1/19 	\$26.50/SF plus Tenant Electric
 1099 WALL STREET WEST 1099 Wall Street West Lyndhurst, NJ	Three (3) Story. Bldg. Size: 120,000 SF <i>Direct access to Rt 3 and 17. Within minutes from GSP, I-80, Rt 21, Rt. 46 and Lincoln Tunnel. Café/Lounge/Conference Center Now Open</i>	<u>Floor 1</u> Suite 100 – 3,452 Suite 110 – 4,817 Suite 179 – 3,100 <u>Floor 2</u> Suite 214 – 1,100 Suite 250 B – 3,775 Suite 281 – 1,035 <u>Floor 3</u> Suite 300 B – 3,334 Suite 354 – 2,807 Suite 355 – 1,070		\$21.00/SF plus Tenant Electric
 365 WEST PASSAIC 365 West Passaic Street Rochelle Park, NJ	Five (5) Story. Bldg. Size: 218,000 SF <i>New Acquisition 2018 Direct access to Rt 4 and 17. Adjacent to Garden State Plaza Mall.</i>	<u>First Floor</u> Suite 120 - 3,868 SF <u>Second Floor</u> Suite 235 - 4,344 SF Suite 255 – 2,851 SF* Suite 260 – 1,991 SF* *Contiguous for 4,842 SF Suite 270 - 3,647 SF* *Contiguous for 6,689 SF <u>Fourth</u> Suite 435 - 12,398 SF <u>Fifth</u> Suite 580 – 3,529 SF*	<ul style="list-style-type: none"> • Open space • 8 offices, kitchen • 5 offices • 4 offices • 5 offices, kitchen, open area • 27 offices, conf. rooms. Corner unit. Divisible to 3,373 SF. • 12 offices, conf. room, open area 	\$25.00/SF plus Tenant Electric




For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
 Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com

BERGMAN REAL ESTATE GROUP
 555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
 Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com

SPACE AVAILABILITY UPDATE




3rd Qtr. 2018

PROPERTY NAME/ ADDRESS	BUILDING SIZE/ LOCATION	AVAILABLE SPACE	COMMENTS	RENTAL RATE
ESSEX COUNTY				
 <p>AIRPORT EXECUTIVE CENTER 155 Passaic Avenue Fairfield, NJ</p>	<p>Four (4) Story Atrium. Bldg. Size: 88,000 SF</p> <p>Adjacent to Essex County Airport. Excellent access to Rte.'s 46 & 23, I-80 and I-280 via Passaic Avenue</p>	<p>Suite 110 – 1,119 SF</p> <p>Suite 300 – 4,468 SF</p> <p>Suite 360 – 7,644 SF</p>	<ul style="list-style-type: none"> • Open space with kitchen • Contiguous for 12,112 SF • Beautiful space. Conference and executive area, kitchen, open area. Divisible to 2,500 SF. 	<p>\$20.00/SF plus Tenant Electric</p>
 <p>75 LIVINGSTON 75 Livingston Avenue Roseland, NJ</p>	<p>Three (3) Story. Bldg. Size: 94,000 SF</p> <p>New Acquisition. Conveniently located off of exit 5B of Interstate 280 in Roseland.</p>	<p>Suite 120 – 8,337 SF</p> <p>Suite 130 – 6,691 SF</p> <p>Suite 100 – 3,403 SF</p> <p>Suite 210 – 9,394 SF</p> <p>Suite 306 – 2,478 SF</p>	<ul style="list-style-type: none"> • Prime lobby entrance • Attractive corner suite • Well located suite • Double door entry visible from elevator • Three private windowed offices 	<p>\$24.00/SF plus Tenant Electric</p>
HUDSON COUNTY				
 <p>333 MEADOWLANDS PARKWAY 333 Meadowlands Parkway Secaucus, NJ</p>	<p>Six (6) Story. Bldg. Size: 138,000 SF Class A office with retail strip attached.</p> <p>Located in Harmon Cove just off Route 3 & NJ Turnpike (Exit 15x). Convenient access to Secaucus Junction Train Station, Manhattan and Newark Airport.</p>	<p>Class A Office Units</p> <p>Suite 107 – 5,592 SF</p>	<ul style="list-style-type: none"> • Move in condition. Mix of private offices and open area with great views. 	<p>\$22.50/SF plus Tenant Electric</p>

For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com



BERGMAN REAL ESTATE GROUP
555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com

PROPERTY NAME/ ADDRESS	BUILDING SIZE/ LOCATION	AVAILABLE SPACE	COMMENTS	RENTAL RATE
MIDDLESEX COUNTY				
 <p>WOODBIDGE TOWERS 555 U.S Hwy 1 South Iselin, NJ</p>	<p>Four (4) Story. Bldg. Size: 85,000 SF</p> <p>Across from Woodbridge Center Mall. Excellent access to Rte's 1, 9, & 440, GSP (Exit 130), NJ Tpk and I-287.</p> <p><i>On-site Food Service</i></p>	<p>Suite 100 – 3,285 SF Suite 150 – 1,755 SF Suite 200 – 7,940 SF</p> <p>Suite 415 – 2,039 SF</p>	<ul style="list-style-type: none"> • Move in condition. • Available 10/1/18 • Attractive and visible suite. • Corner, built to suit, kitchen. 	<p>\$24.00/SF plus Tenant Electric</p>
 <p>510 AT METRO PARK 510 Thornall Street Edison, NJ</p>	<p>Five (5) Story with three (3) floors of office above two parking levels. Bldg. Size: 65,000 SF</p> <p>Directly across from Metropark Train Station. Excellent access to GSP (Exit 131A), NJ Tpk, and Rte. 1.</p>	<p>Suite 270 – 3,912 SF</p>	<ul style="list-style-type: none"> • 7 private offices, open area, kitchen and large conference room. 	<p>\$27.50/SF plus Tenant Electric</p>
 <p>ASPEN CORPORATE PARK I & II 1460-1480 U.S Highway 9 N Woodbridge, NJ</p>	<p>Two (2) 3-Story Bldgs, 2 stories office 1460 - Bldg Size: 46,000 SF 1480 – Bldg. Size: 46,000 SF</p> <p>There is direct access to US Highway 9 North with immediate access to Rt 1 & 9 and close proximity to GSP (exit 131) and NJ Turnpike (Exit 11), Rt. 440 and I – 287. Across from Woodbridge Center Mall.</p>	<p><u>Building 1460 – Bld II</u></p> <p>Suite 202 – 2,957 SF</p> <p>Suite 205 – 2,248 SF Suite 207 – 3,773 SF Suite 209 – 2,705 SF</p> <hr/> <p><u>Building 1480 – Bld I</u></p> <p>Suite 205 – 4,451 SF Suite 207 – 2,069 SF</p>	<ul style="list-style-type: none"> • 4 windowed offices, open area and prominent entrance. • Available 1/1/19 – Move in condition. • Corner unit. • 2 windowed offices and conference room. Corner Suite. • Corner Suite • 2 windowed offices and kitchen. Corner suite. 	<p>\$21.00/SF plus Tenant Electric (\$2.00/sf)</p> <p>\$21.00/SF plus Tenant Electric (\$2.00/sf)</p>

For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com




BERGMAN REAL ESTATE GROUP
555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com

PROPERTY NAME/ ADDRESS	BUILDING SIZE/ LOCATION	AVAILABLE SPACE	COMMENTS	RENTAL RATE
MORRIS COUNTY				
 <p>FLORHAM PARK CORPORATE CENTER 25 A&B Vreeland Road Florham Park, NJ</p>	<p>Two (2) 3-Story Bldgs. 25A - Bldg. Size: 114,000 SF 25B - Bldg. Size: 114,000 SF</p> <p>Just off Route 24, east of Route 287 via the Florham Park Exit/ Columbia Turnpike.</p> <p><i>Food Service, New Conference Facility and Lounge, Fitness Center, Dry Cleaner Services, Courtyard, Atriums, and On-Site Management</i></p>	<p><u>Building A</u> Suite 103 – 4,000 SF</p> <p>Suite 108 - 4,837 SF Suite 303 – 8,030 SF Suite 305 – 6,676 SF</p> <p><u>Building B</u> Suite 101– 6,835 SF Suite 111- 3,286 SF Suite 203 – 3,135 SF* Suite 204 – 5,375 SF* *Contiguous for up to 13,521 SF Suite 212 – 5,789 SF*</p> <p>Suite 310 – 21,560 SF* Suite 350 – 5,656 SF* *Contiguous for 27,216 SF</p>	<ul style="list-style-type: none"> • Build to suit • Suite with open area and offices. • Move in condition, will divide. • Move in condition, 4 offices, 2 conf. rooms, open area, kitchen. • Direct lobby entrance. Divisible to 4,858. • Mostly open space • Move in condition, many offices. • Move in condition, perimeter offices • 6 windowed offices, kitchen, conf. rooms • 21 offices, meeting rooms, open area • Built to suit 	<p>\$21.00/SF plus Tenant Electric</p> <p>Richard J. Madison Executive Managing Director 973-299-3021 richard.madison@colliers.com</p> <p>Rich Mirliss Executive Managing Director 973-299-3077 richard.mirliss@colliers.com</p>
 <p>JEFFERSON PLAZA (JP) 100-110 South Jefferson Road Whippany, NJ</p>	<p>Two (2) 3-Story Bldgs. 100 Jefferson - Bldg. Size: 122,000 SF 110 Jefferson - Bldg. Size: 50,000 SF</p> <p>Located just off the intersection of Rte's 24 and I-287. Convenient access to Rte's 10, 46, I-80 and I-78.</p> <p>Up to 80,000 SF available.</p> <p><i>Multi-Million Dollar renovation underway. New tenant lounge, conference facility, coworking and fitness center coming soon.</i></p>	<p><u>Bld 100</u> <u>ENTIRE 2ND & 3RD FLOORS AVAILABLE</u></p> <p>Suite 200 – 20,290 SF Suite 204 – 20,537 SF Suite 300 – 41,367 SF</p> <p>Coworking Offices Coming Soon</p> <hr/> <p><u>Bld 110</u> Suite 201 – 8,741 SF</p>	<ul style="list-style-type: none"> • Divisible to 5,000 SF. Total contiguous for 40,927 on second floor and to 82,294 SF (2nd and 3rd floor). • Entire 3rd floor. Divisible to 6,000 sf.. • Attractive office design – may divide to approx. 4,000 SF. Available immediately. 	<p>\$21.00/SF Plus Tenant Electric</p>

For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com



BERGMAN REAL ESTATE GROUP
555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com

PROPERTY NAME/ ADDRESS	BUILDING SIZE/ LOCATION	AVAILABLE SPACE	COMMENTS	RENTAL RATE
 <p>CENTURY OFFICE CAMPUS 4 Century Drive Parsippany, NJ</p>	<p>3-Story Office Building Bldg. Size: 100,036 SF</p> <p>Located just off the intersection of I-287 and Rte's 10 and 202. Close Proximity to Route 24, I-80, I-280 and I-78 leading to NJ Turnpike and Garden State Parkway.</p> <p><i>On-site Food Service</i></p>	<p>Second Floor Suite 220 – 2,196 SF</p> <p>Suite 250 - 5,138 SF * Suite 260 - 12,776 SF* *Contiguous for 17,914 SF</p> <p>Third Floor Suite 330 - 3,770 SF Suite 360 - 9,874 SF* Suite 300 - 9,073 SF* *Contiguous for 18,947 SF</p>	<ul style="list-style-type: none"> • Build to suit. • Double door access off elevator. • 9 offices, large conference room, reception and open area. • 3 offices with remainder open area. • 12 offices, courtyard view. • IT room with supp. AC unit. 14 offices, divisible. 	<p>\$21.50/SF Plus Tenant Electric</p>
 <p>CENTURY OFFICE CAMPUS 5 Century Drive Parsippany, NJ</p>	<p>3-Story Office Building Bldg. Size: 79,739 SF</p> <p>Located just off the intersection of I-287 and Rte's 10 and 202. Close Proximity to Route 24, I-80, I-280 and I-78 leading to NJ Turnpike and Garden State Parkway.</p>	<p>Third Floor Suite 300 - 27,131 SF</p>	<ul style="list-style-type: none"> • Divisible to 5,000 SF 	<p>\$21.50/SF Plus Tenant Electric</p>
 <p>CENTURY OFFICE CAMPUS 6 Century Drive Parsippany, NJ</p>	<p>3-Story Office Building Bldg. Size: 100,036 SF</p> <p>Located just off the intersection of I-287 and Rte's 10 and 202. Close Proximity to Route 24, I-80, I-280 and I-78 leading to NJ Turnpike and Garden State Parkway.</p> <p><i>On-site Food Service/ Tenant Lounge & Coworking Suites Available</i></p>	<p>Co-working Offices Suite 140 – Co-working space</p> <p>First Floor Suite 160 - 4,537 SF* Suite 180 - 12,504 SF* Total contiguous 17,077 SF</p> <p>Second Floor Suite 250 – 7,267 SF</p>	<ul style="list-style-type: none"> • 9 Individual offices for rent. Sizes approx. 10 x 10. Monthly rates from \$950 - \$1,250. • Prime lobby visibility/divisible. • Open space with offices, conference rooms. Move in condition. • Sublease Available through Avison Young 	<p>Co-working Offices Monthly rates ranging from \$950 - \$1,500.00 per month.</p> <p>\$21.50/SF Plus Tenant Electric</p>

For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com

BERGMAN REAL ESTATE GROUP
555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com

PROPERTY NAME/ ADDRESS	BUILDING SIZE/ LOCATION	AVAILABLE SPACE	COMMENTS	RENTAL RATE
		Third Floor Suite 350 - 14,442 SF	<ul style="list-style-type: none"> Wide open space with nice window line. 4 offices/large conference room. 	
MONMOUTH COUNTY				
 <p>HOLMDEL EXECUTIVE CENTER 960 Holmdel Road, Bld 1 and II Holmdel, NJ</p>	<p>Two (2) Twin 2-Story Bldgs. Bldg. Size: 34,500 SF each Total Size: 75,000 SF</p> <p>Just off Rte's 34 & 520 with convenient access to Rte's 35 & 18, and GSP (Exits 114 & 109)</p>	<p>Bld I/2nd – 16,432 SF Will Divide</p> <p>Bld. II/1st - 2,063 SF</p>	<ul style="list-style-type: none"> Move in condition, open space with executive area, conf. rooms, large lunch room. Divisible to 2,814, 3,952 and 9,666 SF. 3 Private windowed offices, open area and small kitchen. 	\$19.00/sf - \$21.00/SF Gross plus Electric and Cleaning
SOMERSET COUNTY				
 <p>BRIDGEWATER 745 745 Route 202-206 South Bridgewater, NJ</p>	<p>Three (3) Story. Bldg. Size: 56,000 SF</p> <p>Located directly on Rte's 202/206 South, north of Rte 22. Convenient access to I-78, I-287, Rte.'s 22 and 28.</p>	<p>Suites 100– 6,817 SF</p> <p>Suite 200 – 20,580 SF</p> <p>Suite 302 – 4,603 SF</p>	<ul style="list-style-type: none"> Prime lobby visibility. Several private offices & private bathroom. Entire second floor Double glass entry with visibility off elevators. 	\$22.50/SF plus Tenant Electric
SOUTH JERSEY				
CAMDEN COUNTY				


For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com

BERGMAN REAL ESTATE GROUP
555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com

SPACE AVAILABILITY UPDATE

3rd Qtr. 2018

 <p>51 HADDONFIELD 51 Haddonfield Road Cherry Hill, NJ</p>	<p>Three (3) Story Atrium. Bldg. Size: 96,000 SF</p> <p>Outstanding location along Haddonfield Road just off Route 38 Access to Rte.'s 38, 73, 70, 130, The NJ Turnpike (Exit 4) and I-295.</p>	<p>Suite 100 – 1,495 SF</p> <p>Suite 105 – 3,145 SF</p> <p>Suite 145 – 3,225 SF</p> <p>Suite 333 – 715 SF</p>	<p>NAI Call Mertz Corp. Exclusive Agent</p> <p>Rebecca Ting Julie Kronfeld 856-234-9600</p>	<p>\$18.50/SF - \$19.50/sf plus Electric of \$2.75/sf</p>
--	---	---	---	---

For Leasing Information, Please Contact:

John G. Osborne, Executive Director, Leasing & Marketing, 732-855-8600 x115 or josborne@bergmanrealty.com
Isabel Freire, Assistant Director, Leasing & Marketing, 732-855-8600 x 120 or Isabel@bergmanrealty.com

BERGMAN REAL ESTATE GROUP
555 U.S Highway 1 South, 2nd Floor · Iselin, NJ 08830
Ph: 732-855-8600 · Fx: 732-855-0088
www.bergmanrealty.com