

**FOR
LEASE**



40 EISENHOWER DRIVE, PARAMUS

is a 50,000 square foot flex (office/medical/fitness) building. It is located parallel to Century Rd. just off Rt. 17 behind the DMV inspection station and next to Arcola Golf Course. Easy access to Routes 17, 4, 80 & 46 and the Garden State Parkway. The zoning is Limited Business. The building has excellent parking and an elevator.

\$22 PSF Gross

7,239± SF Available

DIVISIBLE TO 3 UNITS:

UNIT A	UNIT B	UNIT C	UNIT D
2,568± SF	2,512± SF	2,099± SF	2,020± SF
4 Offices	3 Offices	5 Offices	5 Offices
1 Conference Room	1 Conference Room	Kitchen	Kitchen
Open Area	Open Area	Open Area	
Windows	Windows	Window	



Robert D. Morris
BROKER OF RECORD
rmorris@equity3re.com



Darren McGowen
VICE PRESIDENT
dmcgowen@equity3re.com



Brian Roth
SALES ASSOCIATE
broth@equity3re.com



Michael McCarthy
SALES ASSOCIATE
mmccarthy@equity3re.com

201-261-4300
marketing@equity3re.com

All information furnished regarding property for sale, rental, or financing 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, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. No representations are made nor are any to be implied, with respect to the condition of construction of any property to be leased or purchased including any patent or latent conditions including asbestos.