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VALLEY EXECUTIVE OFFICE COMPLEX

Valley Road, Clifton, NJ

MEDICAL OFFICE

4,877 SF - 28,299 SF



## Property Information

- 28,299 SF total build-to-suits available for lease
- First Floor Suites:
  - 4,877 SF
  - 7,483 SF
- Second Floor Suites:
  - 4,883 SF
  - 5,499 SF
  - 5,557 SF
- Suites can be contiguous/divisible; spaces will be renovated to fit tenant's needs
- Doctors will have dedicated covered parking
- Renovations coming soon!



**INQUIRE FOR PRICING**

**Darren M. Lizzack, MSRE**  
Vice President

201 488 5800 x104  
dlizzack@naihanson.com



**Randy Horning, MSRE**  
Vice President

201 488 5800 x123  
rhorning@naihanson.com

**NAI James E. Hanson**  
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

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### SERVICES OFFERED

Brokerage • Property Management • Corporate Services • Financing • Logistics • Government Services • Healthcare • Tenant Representation • Cold Storage • Investment Services

The information contained herein has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by NAI James E. Hanson

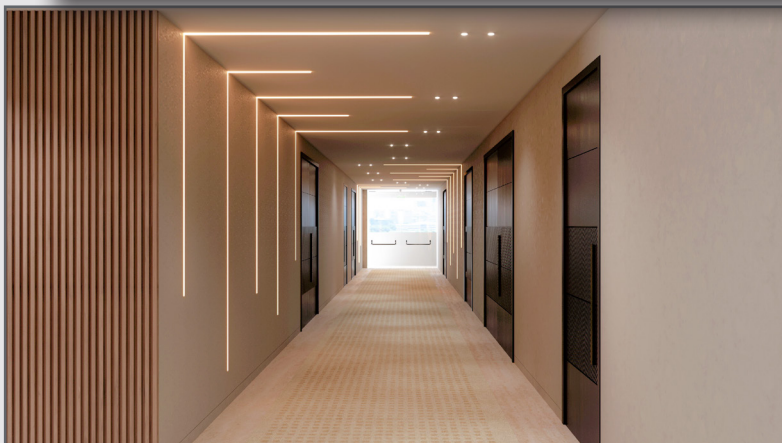


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Valley Road, Clifton, NJ

Renovations  
COMING SOON



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Property  
PHOTOS



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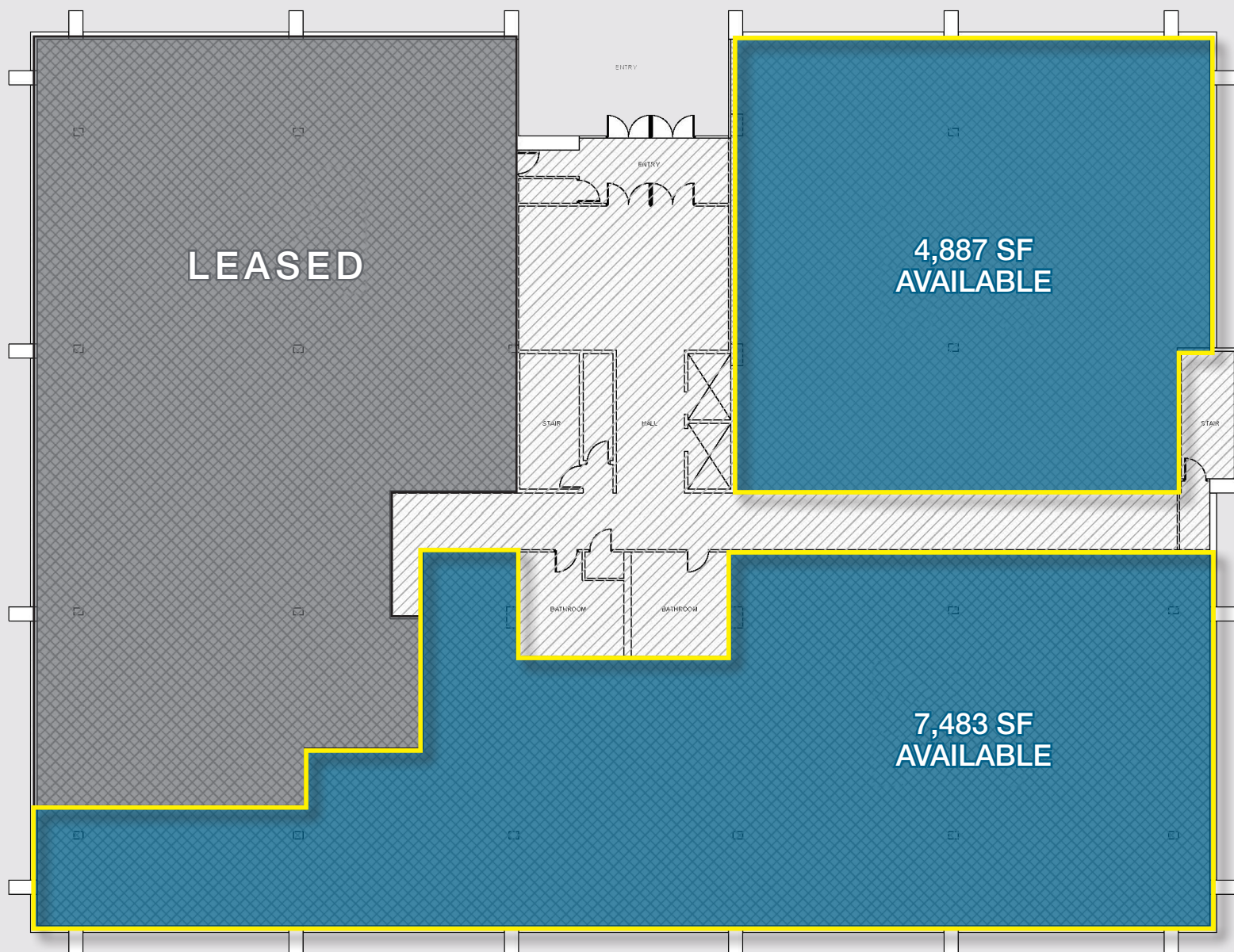


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VALLEY EXECUTIVE OFFICE COMPLEX

Valley Road, Clifton, NJ

Floor  
PLAN



FIRST FLOOR PLAN KEY PLAN

SCALE @ 1/16" = 1'-0"

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VALLEY EXECUTIVE OFFICE COMPLEX

Valley Road, Clifton, NJ

Floor  
PLAN

LEASED

4,883 SF  
AVAILABLE

5,557 SF  
AVAILABLE

5,499 SF  
AVAILABLE

STAIR

HALL

STAIR

BATHROOM

BATHROOM

## SECOND FLOOR PLAN KEY PLAN

SCALE @ 1/16" = 1'-0"



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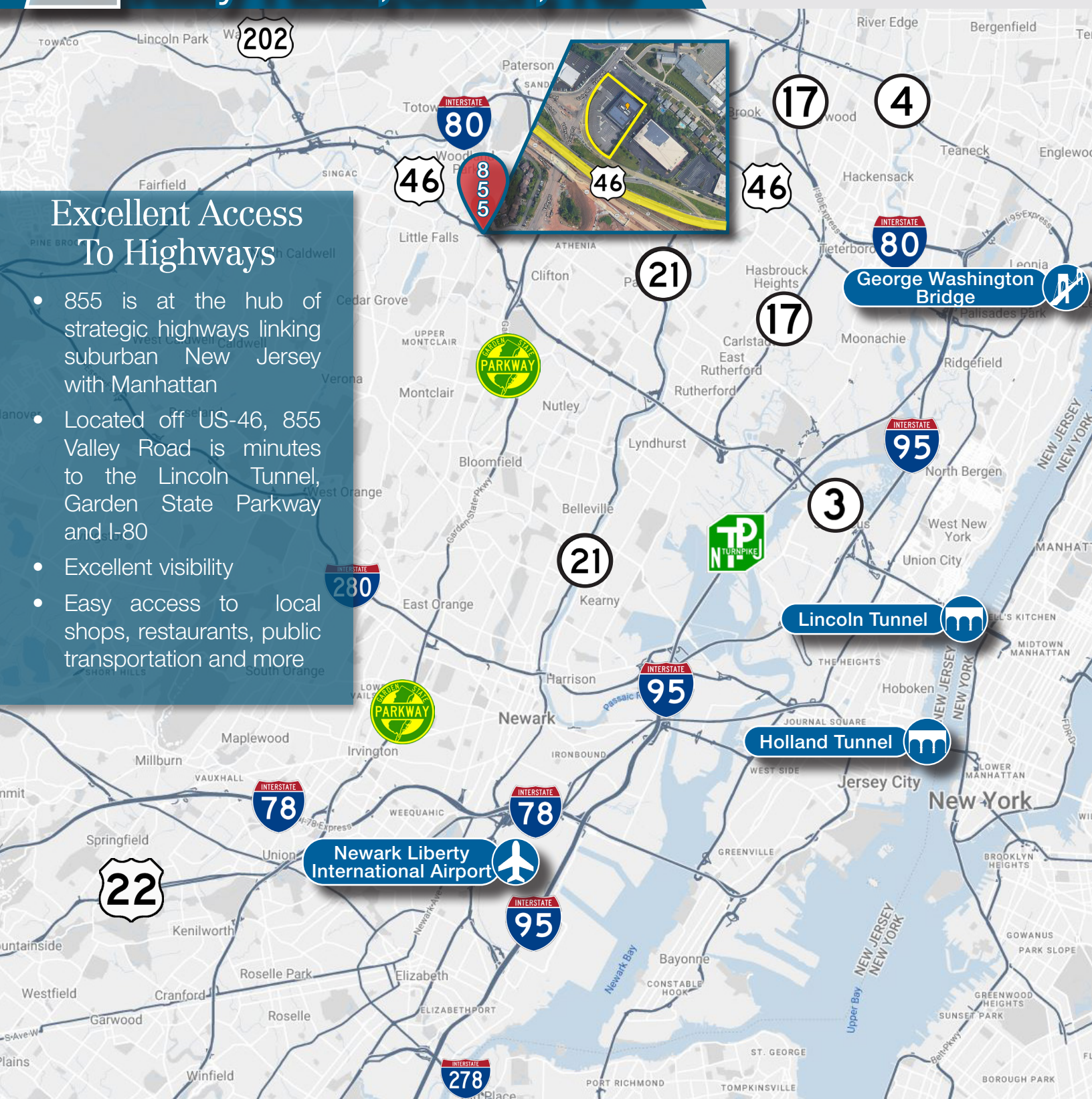
VALLEY EXECUTIVE OFFICE COMPLEX

Valley Road, Clifton, NJ

Location  
MAP

## Excellent Access To Highways

- 855 is at the hub of strategic highways linking suburban New Jersey with Manhattan
- Located off US-46, 855 Valley Road is minutes to the Lincoln Tunnel, Garden State Parkway and I-80
- Excellent visibility
- Easy access to local shops, restaurants, public transportation and more



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