

695 Route 46 West

FAIRFIELD, NJ

NEWMARK
ASSOCIATES | CRE
CERTIFIED WBE

For Lease

CLASS A OFFICE SUITES - BELOW MARKET



Highpoint Corporate Center

Available Spaces

- Suite 200A: ± 7500 sf - Move-In Ready!
 - Suite 200B: ± 2240 sf
 - Suite 201: ± 4450 sf
 - Suite 302: ± 2900 sf
 - Suite 303: ± 6600 sf
- Suites may be combined up to approx. 10,000 SF

Asking rental rate: \$19.00 psf plus Tenant Electric

Building Features

- 157,400 sf Class A office building
- On-site amenities including:
 - State of the art fitness center
 - Grab and go cafe
 - Conference room center
- Operable windows throughout
- On-site management
- Abundant on-site parking PLUS covered parking available
- Loading dock/freight elevator
- Immediate access to Routes 46/80/23

For more information contact

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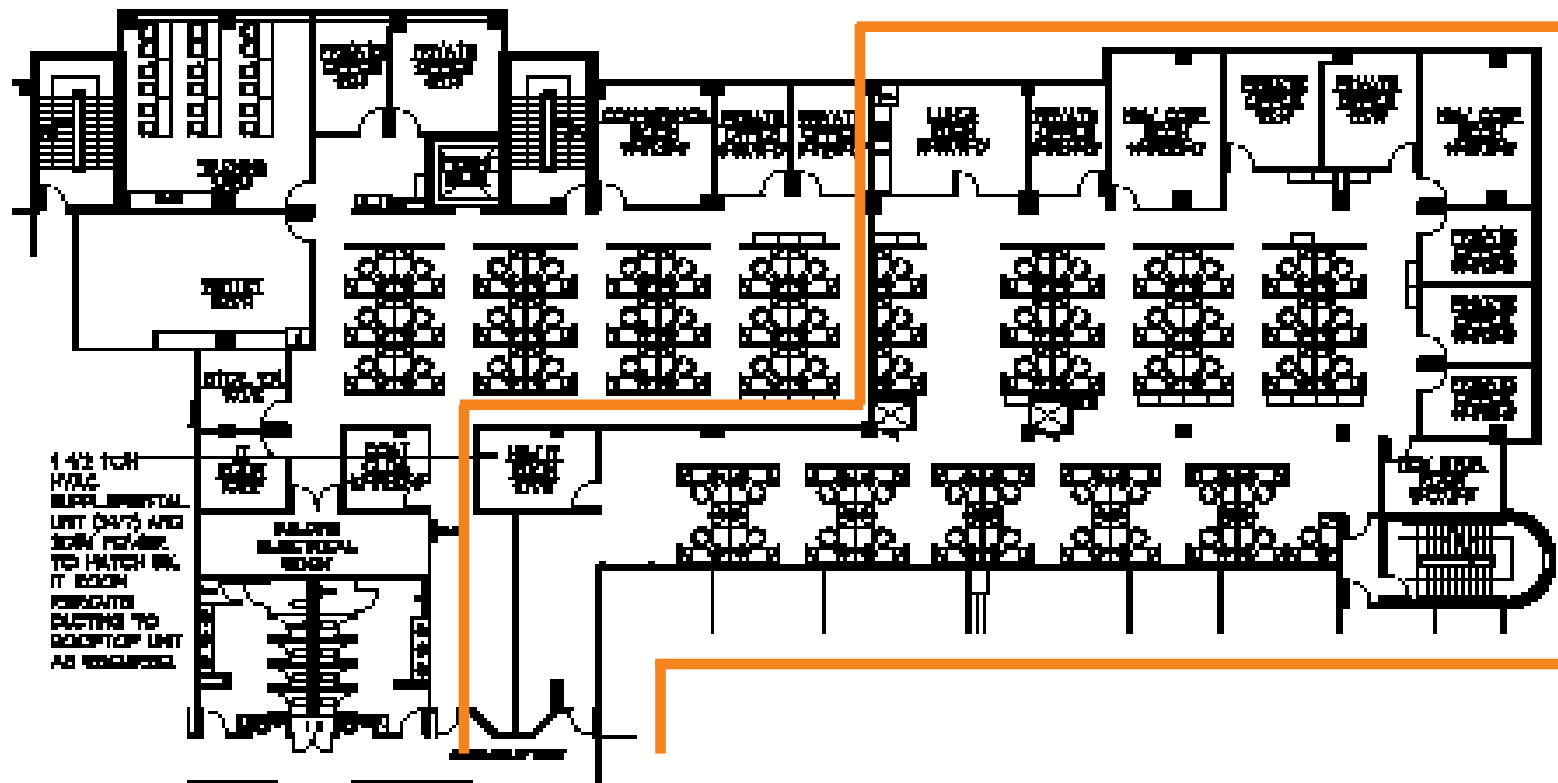
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Suite 200 A

Approx. 7500 SF



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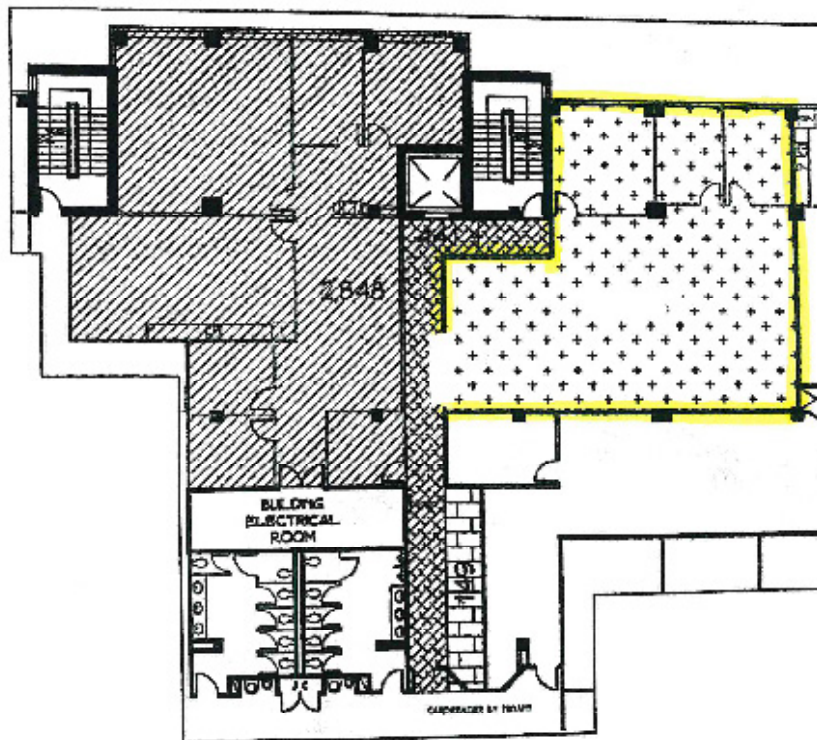
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Suite 200 B

Approx. 2240 SF
(May be combined
with Suite 200 A)



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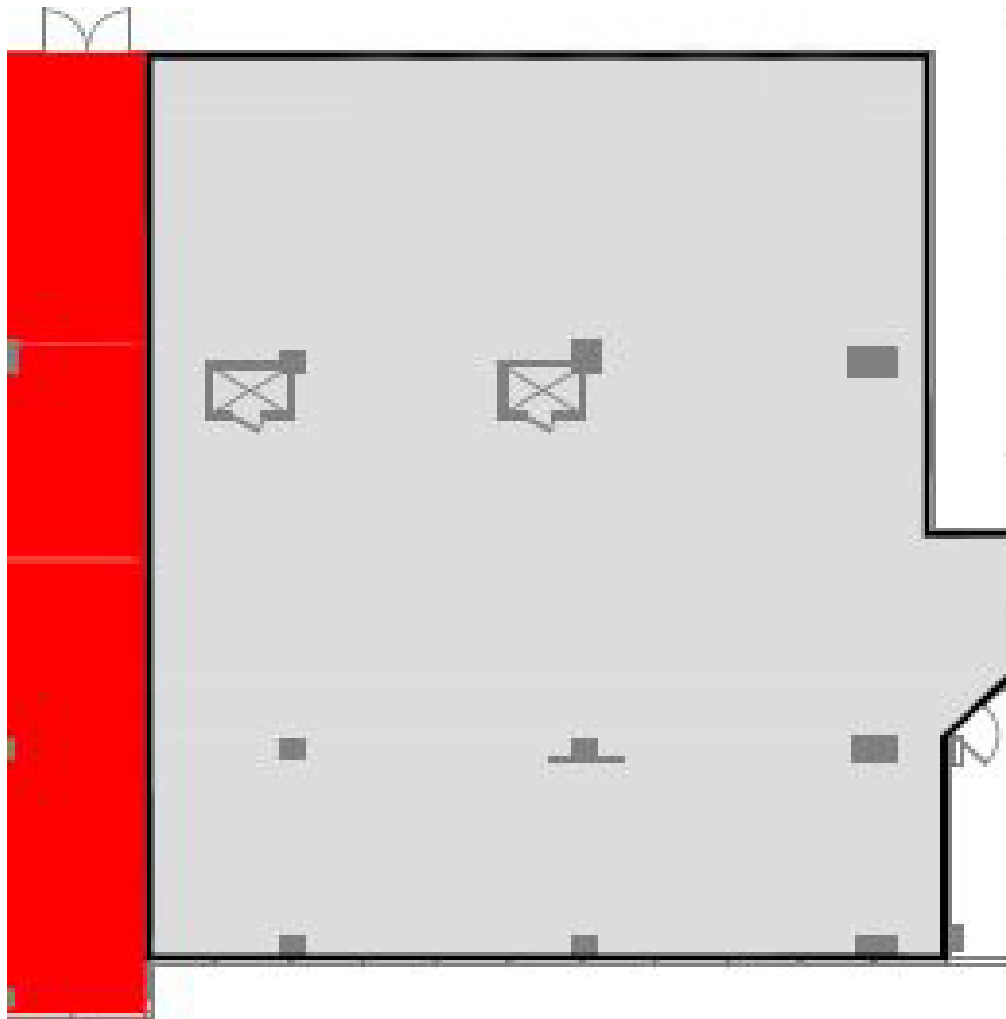
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For Lease

Suite 201

Approx. 4454 SF



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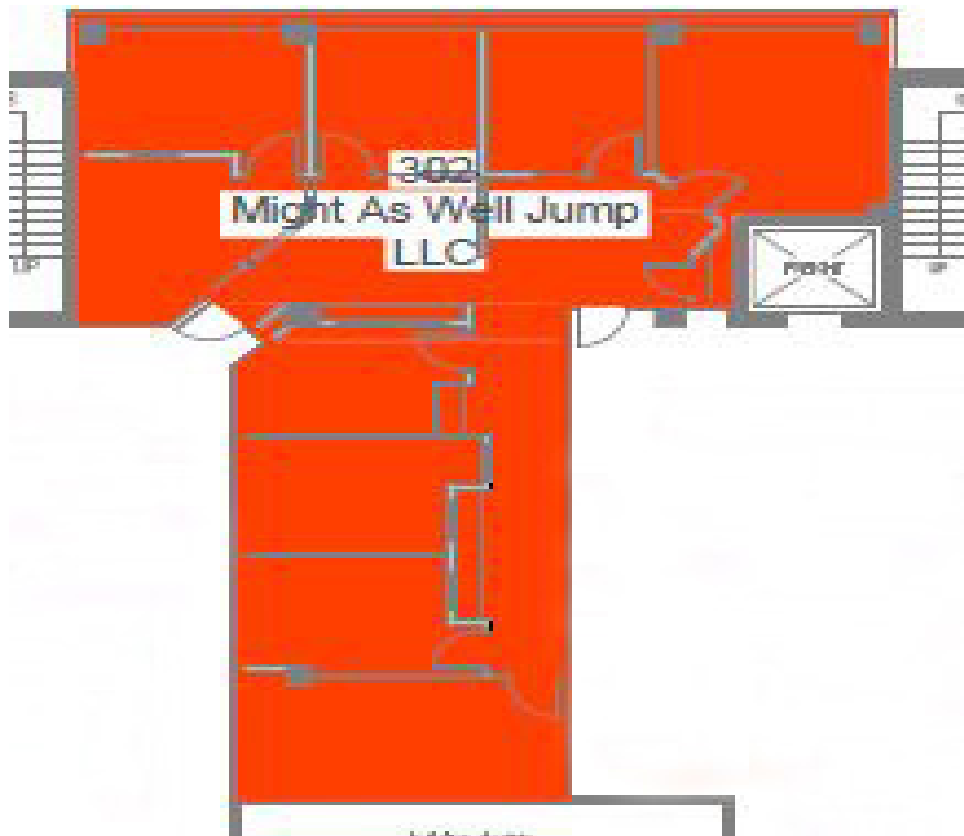
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For Lease

Suite 302

Approx. 2900 SF
(May be combined
with Suite 303)



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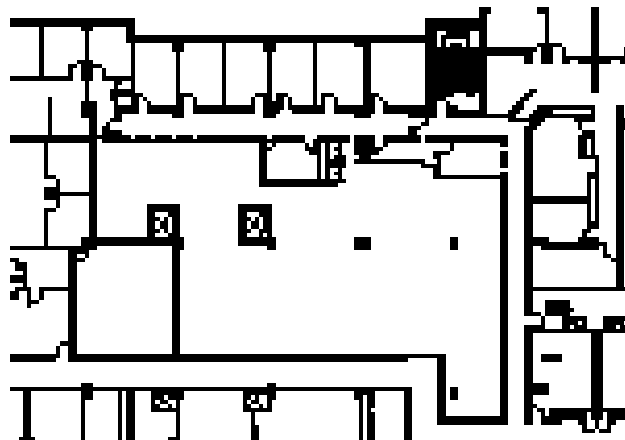
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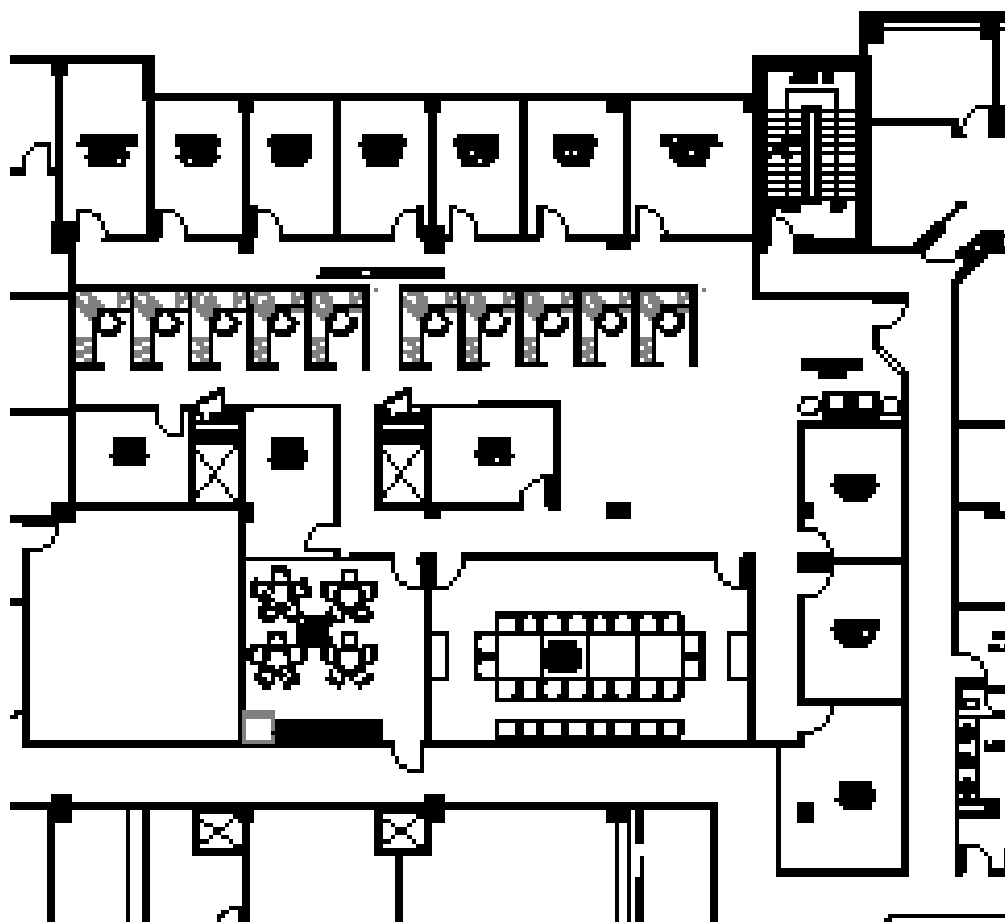
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Suite 303

Approx. 6597 SF



Existing Conditions



Test Fit

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