



SADDLEBACK
REAL ESTATE
DEVELOPERS

Lease

1050 Valley Brook Avenue, Lyndhurst, NJ

17,800± sq ft



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About Saddleback Real Estate Developers

Saddleback Real Estate Developers specializes in industrial properties throughout the state of New Jersey. As a prominent commercial real estate development firm, owners Salvatore Frassetto and Terry Frassetto collectively provide more than 80 years of expertise in the New Jersey marketplace. Saddleback owns and manages over 20 industrial properties and has developed more than 20 million square feet of real estate. Saddleback specializes in revitalizing and repositioning distressed properties while offering quick and streamlined closings.

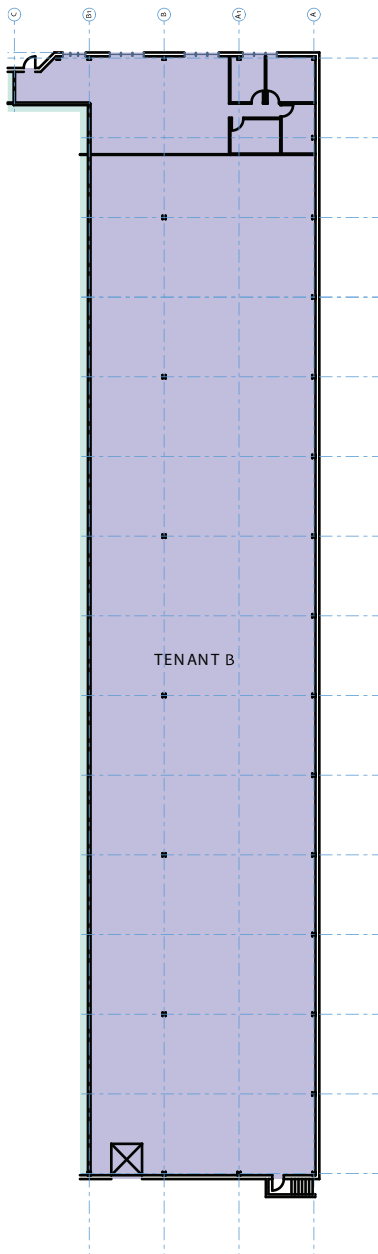
Saddleback takes pride in New Jersey and in projects both large and small and is currently looking for new properties of all types to add to their portfolio. Contact us to discuss commercial real estate.

Visit Saddleback Real Estate Developers at www.SaddlebackNJ.com.



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TENANT A

WAREHOUSE	=15,876SF
OFFICE	= 1,914SF
TOTAL AREA	= 17,790 SF

Specs

Structural: Masonry & Steel
Ceiling Heights: 24' clear
Loading: 2 Tailboards
Power: 277/480/400 amp
Parking: Ample
Sprinklers: 100% Wet
Zoning: Industrial
Utilities: City Sewer & Water