

Two Buildings For Lease

## Bridgewater Plaza I & II

Office Space & Medical Offices

### Bridgewater Plaza I

250 Route 28, Bridgewater, NJ



### Bridgewater Plaza II

245 Route 22 West, Bridgewater, NJ



Office Space		Rate	Possession
<b>Partial 1st Floor</b>	5,700 rsf <i>Divisible</i>	\$17.50	Immediate
<b>Partial 2nd Floor</b>	2,720* rsf	\$17.50	Immediate
	<del>950* rsf</del>	<del>\$17.50</del>	<b>LEASED</b>
	<del>2,488* rsf</del>	<del>\$17.50</del>	<b>LEASED</b>
	<del>1,350 rsf</del>	<del>\$17.50</del>	<b>LEASED</b>
	*Contiguous spaces can be combined to 6,158 rsf		
Medical Space		Rate	Possession
<b>Partial 2nd Floor</b>	1,850 rsf	3-4 Exam Rooms Rate: TBD	Immediate

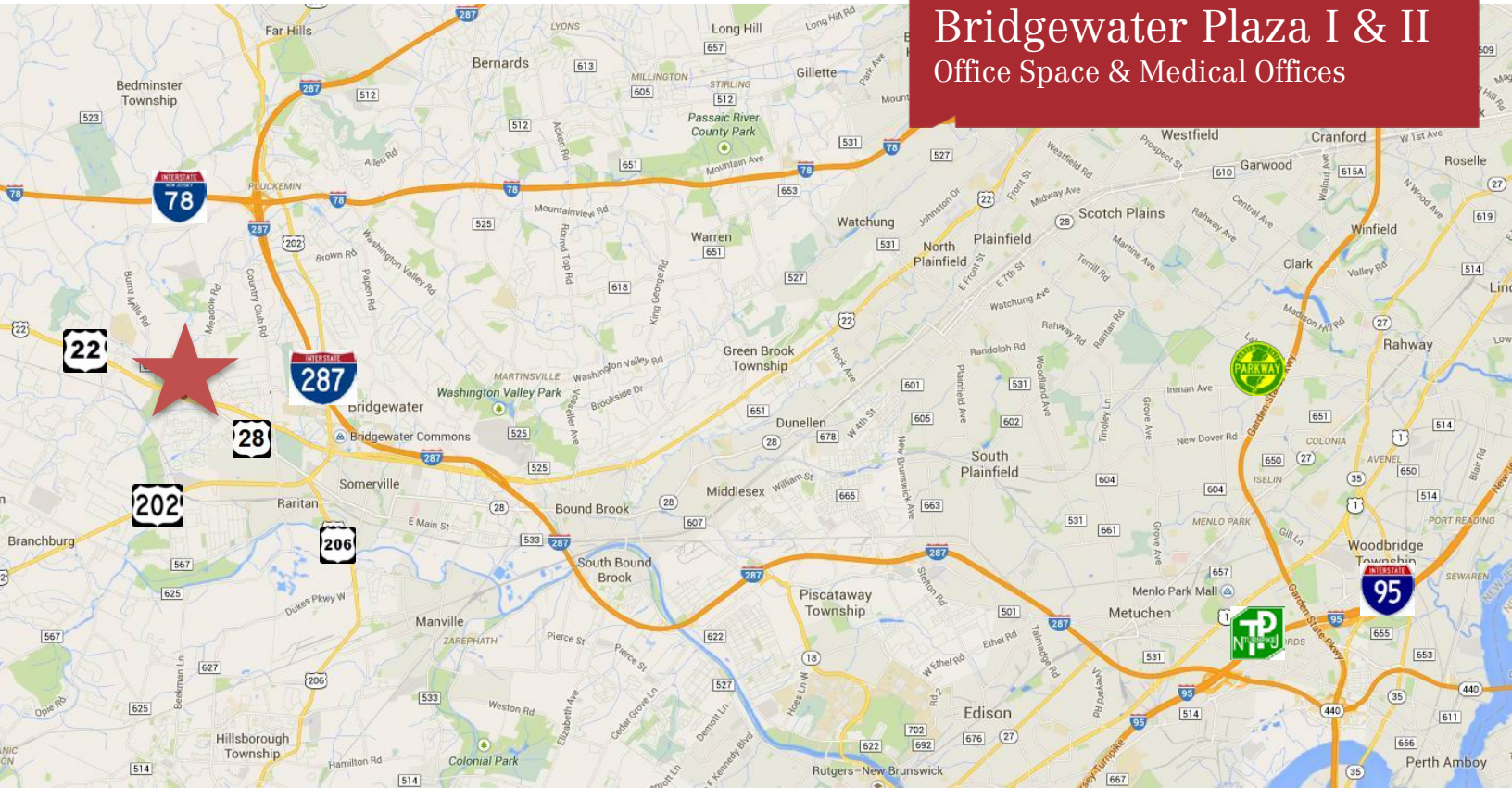
Office Space		Rate	Possession
<b>Partial 1st Floor</b>	9,500 rsf <i>Divisible to 1,280 rsf</i>	\$18.50	Immediate
	<del>1,870 rsf</del>	<del>\$18.50</del>	<b>LEASED</b>
	<del>1,050 rsf</del>	<del>\$18.50</del>	<b>LEASED</b>
<b>Partial 2nd Floor</b>	1,870 rsf	\$18.50	Immediate
	1,870 rsf	\$18.50	Immediate <i>Private bathrooms ideal for Medical Offices</i>
<b>Partial 3rd Floor</b>	1,750 rsf	\$18.50	Immediate

### Property Features

- Parking five cars per 1,000 sf
- 245 Route 22 boasts a granite lobby and a full height three-story atrium
- Immediate access to both Routes 22 and 28
- Minutes from I-287 and I-78
- Close to Bridgewater Commons Mall
- Minutes to RWJ-Somerset Medical Center
- Building signage available (250 Route 28)

For Further Information Please Contact Exclusive Broker:

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**NAI DiLeo-Bram & Co.**

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