



ONE
MAYNARD
DRIVE
PARK RIDGE, NJ

3,206 - 24,977 SF Available

Class A Office Building

Park-Like Setting



*View Drone Tour
of this building at
www.onemaynard.com*

For more information:

Andrew Sample, SIOR

201 488 5800 x151 | asample@naihanson.com

Justin Alessio

201 488 5800 x159 | jallessio@naihanson.com

195 North Street, Suite 100
Teterboro, NJ 07608
201 488 5800

naihanson.com

10 Lanidex Plaza West
Parsippany, NJ 07064
973 463 1011

NAI James E. Hanson
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Property Details



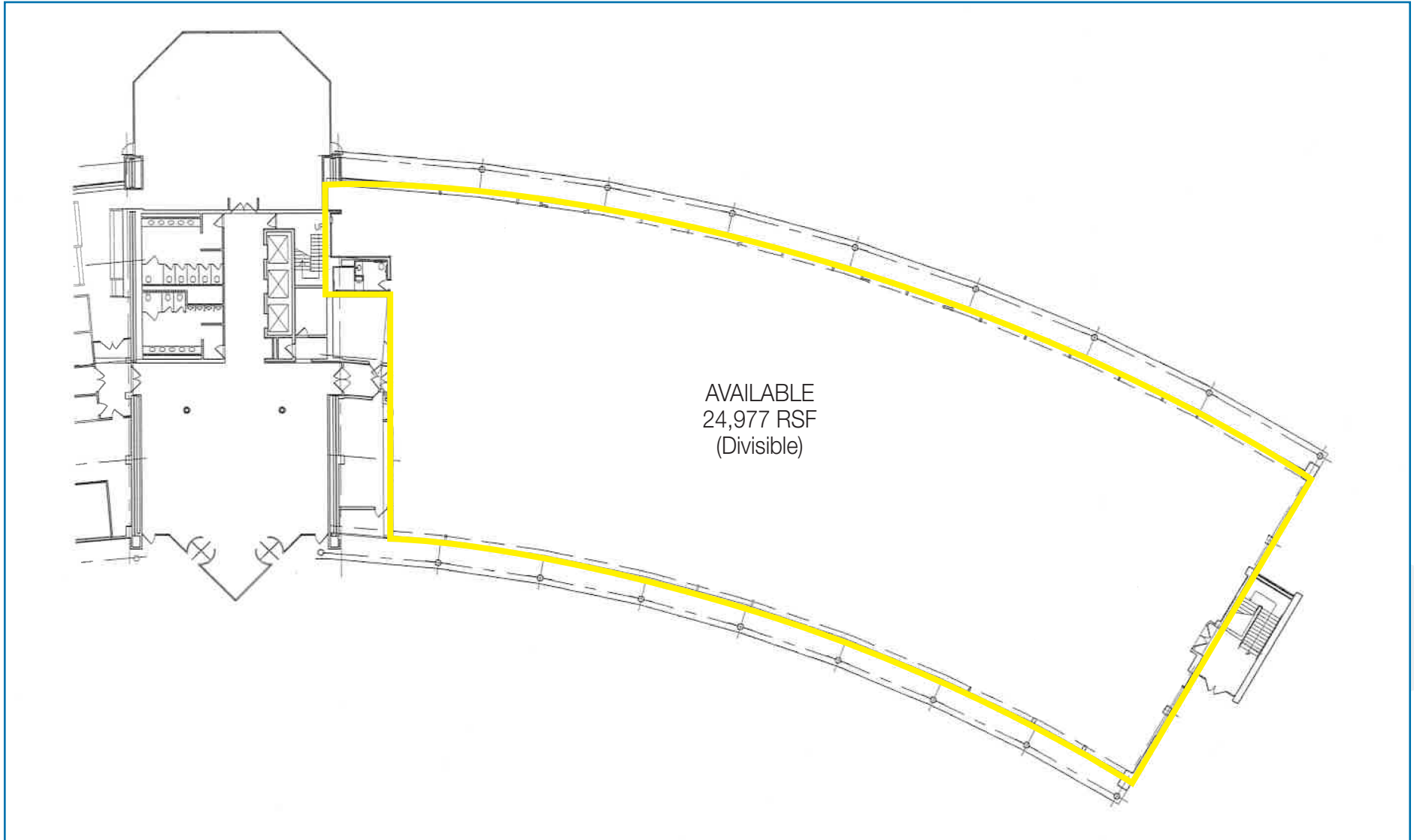
ONE MAYNARD DRIVE
PARK RIDGE, NJ

- 139,000 SF Class A building
- Three (3) story building
- Ownership, property management, day porter & security service on site
- 555 spaces; Ratio 4:1000; reserved parking for key personnel
- Card-key access
- Digital interactive directory
- Glass atrium with seating
- 750 kW diesel backup generator
- Fiber optic connectivity available from multiple telecom providers
- Continuous window line
- Full service cafeteria with seating on two (2) floors & WiFi service
- Pond/fountain & waterfall garden
- Wooded picnic area
- Walking distance to Marriott Hotel, Lifetime Fitness & Spa, Wegmans-anchored shopping center
- Within 1 mile of Garden State Parkway
- Close proximity to I-287, NY State Thruway, Palisades Interstate Parkway
- Park Ridge/Montvale submarket offers diverse mix of restaurants, shops, hotels, and daycare centers

Lease Rate: \$26 PSF Gross + TE



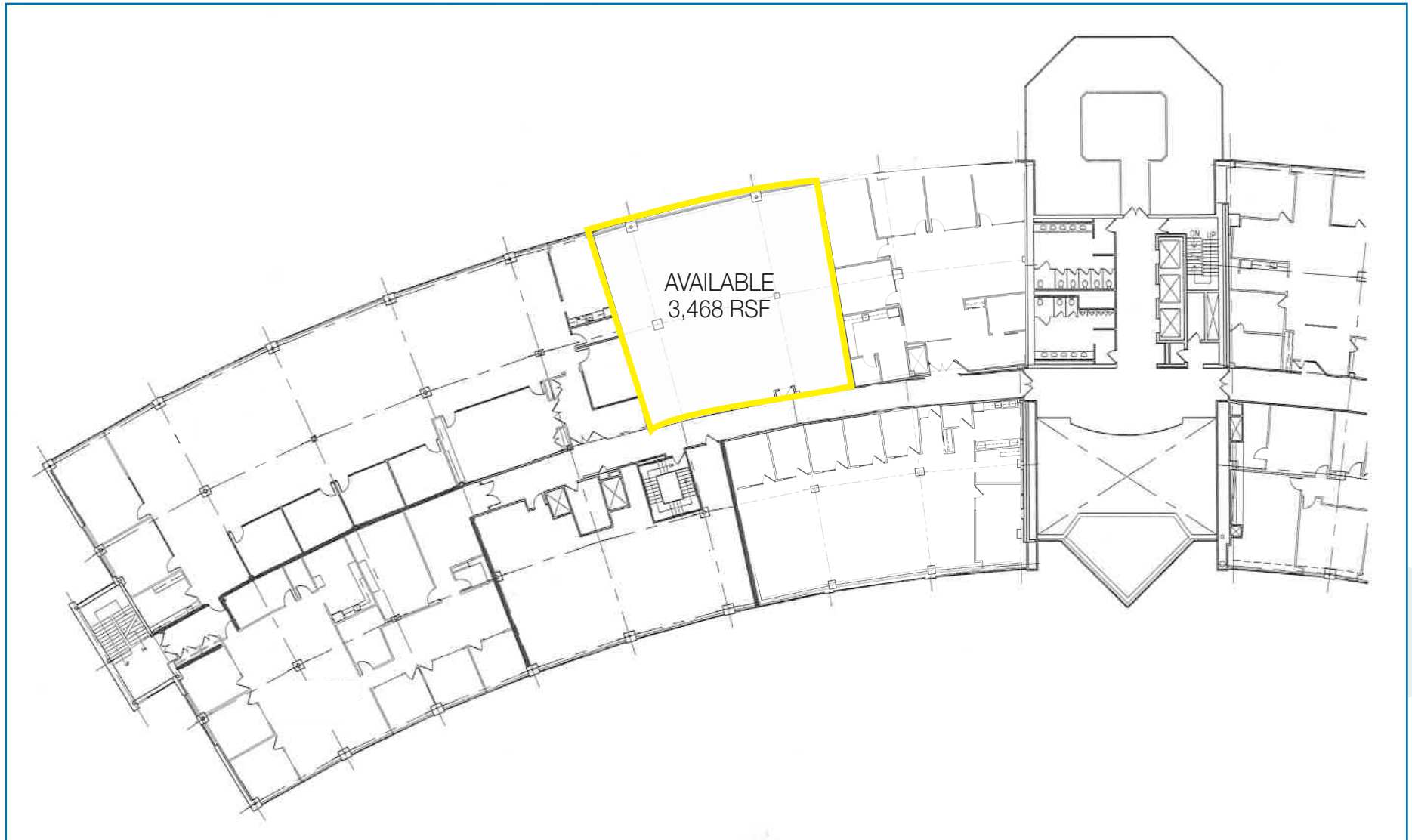
1st Floor North Floor Plan



1st Floor South Floor Plan



2nd Floor South Floor Plan



Building Photos



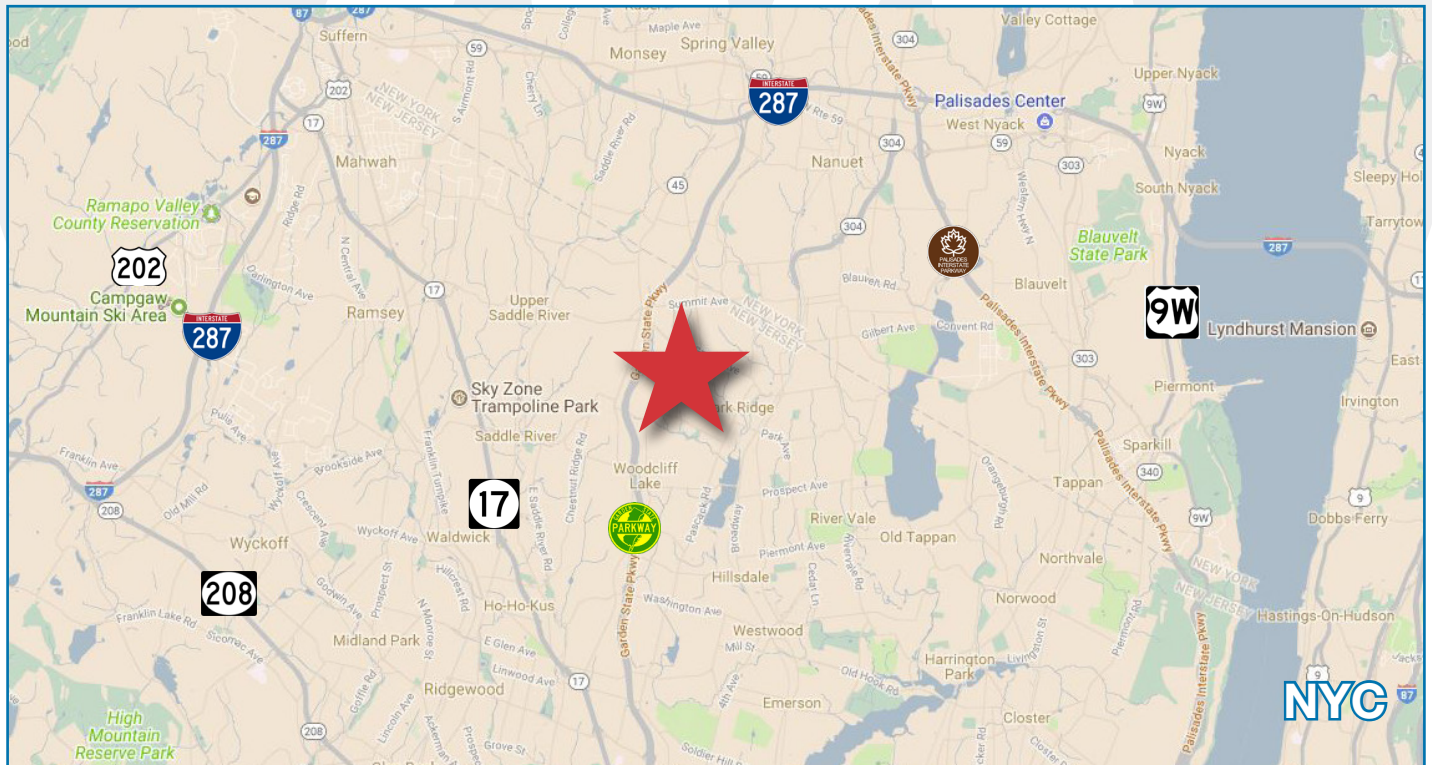
ONE MAYNARD DRIVE
PARK RIDGE, NJ



Aerial & Highway Map



ONE MAYNARD DRIVE
PARK RIDGE, NJ



Amenities Map



Unmatched market insight – Locally & Globally

NAI James E. Hanson

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REAL ESTATE PROFESSIONALS

Superior
information
management
and market
research
capabilities

47
Agents



260

TRANSACTIONS IN 2017

\$350

MILLION - VALUE
OF TRANSACTIONS
IN 2017

Consistently
ranked as
Top "Power
Broker" by
Costar Group

NAI James E. Hanson is celebrating over 60 years of excellence in real estate.

NAI James E. Hanson has over 60 years of experience in the commercial real estate market. We are the largest independently owned commercial real estate firm in New Jersey. Our two offices with 70+ employees represented over 260 deals valued at \$350 Million in 2017. We have been awarded the "Power Broker of the Year" every year since 2003 when CoStar created these award.

NAI Global

COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

- Over 7,000 professionals
- More than 400 offices worldwide
- Local experts in 30+ countries
- 425 million SF of property managed
- \$20 billion in annual transaction volume

Your Notes



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201 488 5800 x151
asomple@naihanson.com

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