



Raymour
& Flanigan
FURNITURE
MATTRESSES



www.30dunnigan.com

+/- 138,500 SF

Available For Lease

**IMMEDIATE
OCCUPANCY**

30 Dunnigan Drive Suffern, New York

Property specifications

Available Unit:	+/- 138,500 sf
Office:	4,816 sf
Ceiling Height:	32' clear
Loading:	(12) 8x10 loading docks Loading docks include full dock packages inclusive of (12) hydraulic pit levelers, dock seals, bumpers, dock lights and dock locks
Column Spacing:	35' x 55'
Car Parking:	Approximately 35 spaces
Taxes/OPEX:	\$3.40 PSF (includes heat)
Sprinkler:	Wet system
Other:	- Space is fully air-conditioned and humidity controlled - 1-2 year lease term



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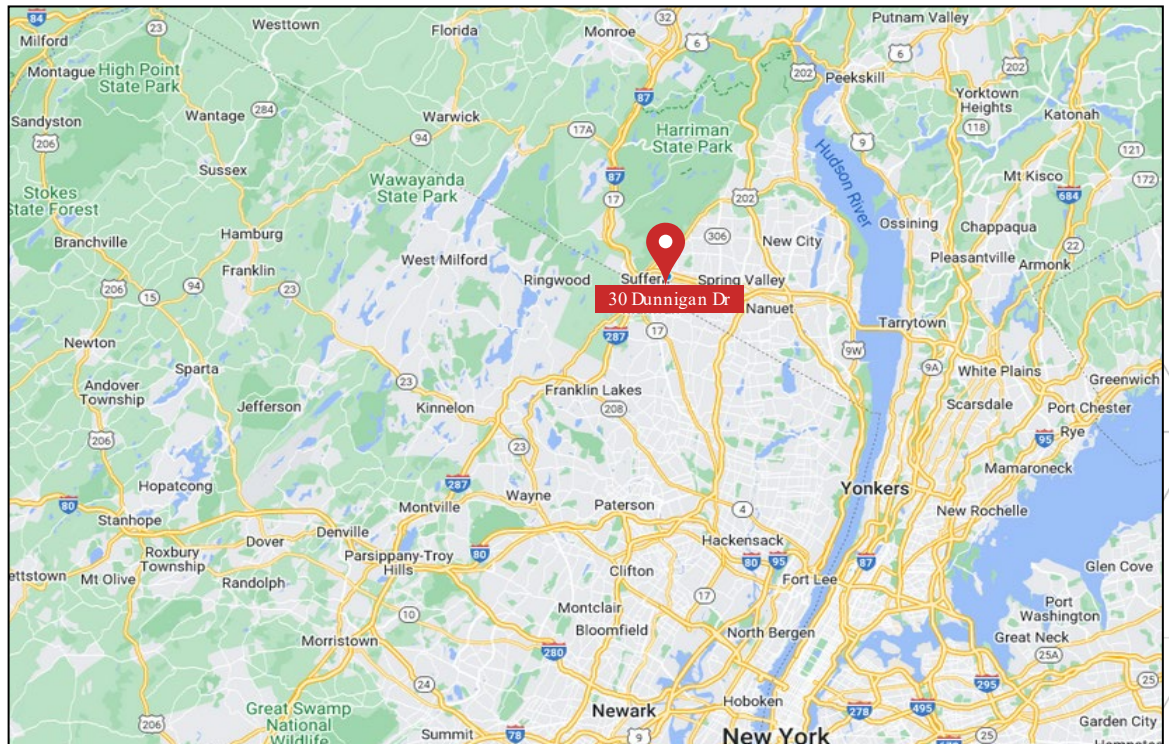
Floor/Site Plan

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Key Distances

- .9 miles to Interstate 287 East/West access
- 3 miles to 287/87 Intersection
- 12.8 miles to Gov. Mario M. Cuomo Br.
- 29.6 miles to GW Bridge
- 40.8 miles to Newark Airport
- 44 miles to Port Newark/Elizabeth
- 34.8 miles to NYC
- 54 miles to JFK Airport



Chris Hile
+1 201 528 4416
Chris.Hile@jll.com

Howard Weinberg
+1 973 829 4727
Howard.Weinberg@jll.com

Robert Kossar
+1 201 528 4444
Rob.Kossar@jll.com