

35 COMMERCE DRIVE

Somerset, New Jersey

35commercedrive.com

98,000 SF FOR LEASE
AVAILABLE NOW



M
MURRAY
CONSTRUCTION CO., INC.

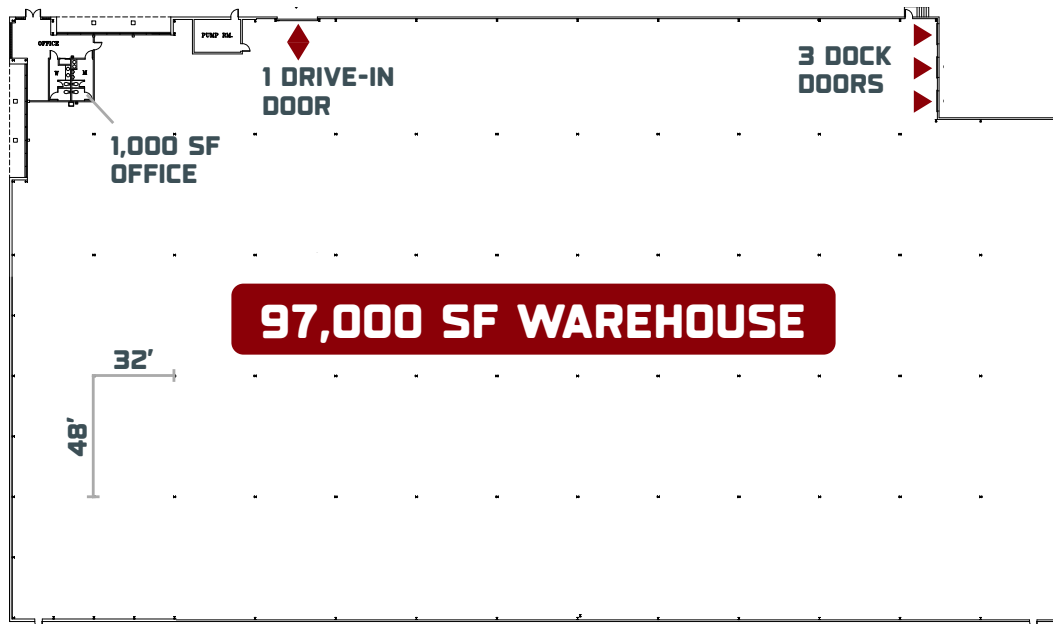
CBRE



CLICK TO VIEW
VIRTUAL TOUR!

PROPERTY DETAILS

Total Building SF	98,000 SF	Column Spacing	32' X 48'	Sprinklers	Wet
Warehouse SF	97,000 SF	Dock Doors	3	Power	400 AMPS, 277/480V
Office SF	1,000 SF	Drive-in Doors	1	OCCUPANCY	Immediate
Ceiling Height	24'	Car Parking	52 spaces, + 2 handicap add'l. 47 future spaces		



35 Commerce Drive | Somerset, NJ | 35commercedrive.com

CBRE

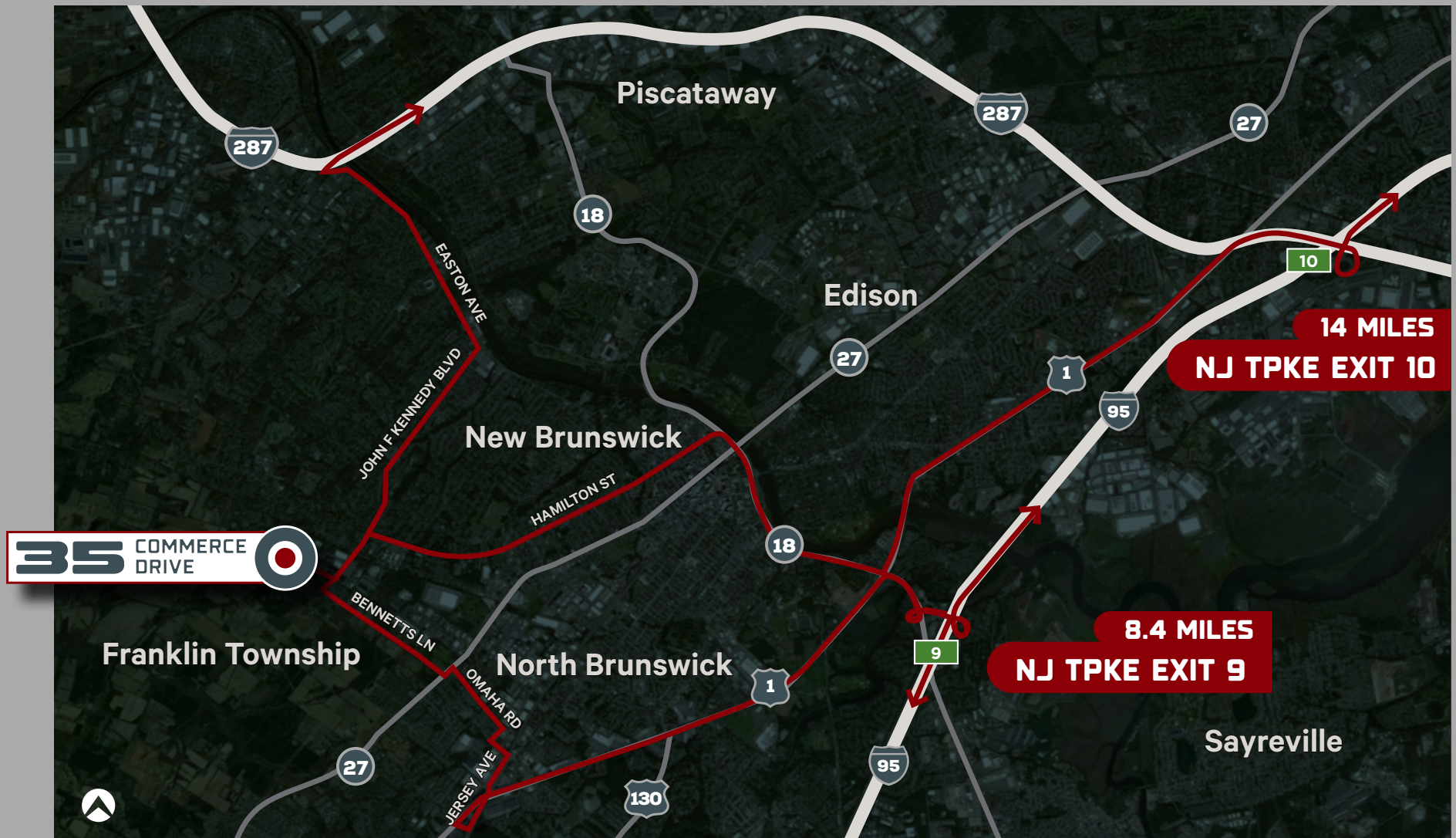
REGIONAL ACCESS

CONVENIENT ACCESS TO MAJOR HIGHWAY ARTERIES NJ TURNPIKE, ROUTE 287, ROUTES 1 & 130.

NJ Turnpike Exit 9	8.5 MILES / 21 MIN
NJ Turnpike Exit 10	14 MILES / 21 MIN
Outerbridge Crossing	20.8 MILES / 27 MIN
Newark Liberty Int'l Airport	28 MILES / 40 MIN
Ports Newark / Elizabeth	35.3 MILES / 55 MIN
Verrazzano-Narrows Bridge	37.5 MILES / 46 MIN
Holland Tunnel	41.7 MILES / 54 MIN
Lincoln Tunnel	43 MILES / 1 HR 5 MIN
George Washington Bridge	51.6 MILES / 1 HR 8 MIN

35 COMMERCE DRIVE





CONTACT US

35commercedrive.com

Thomas F. Monahan
Vice Chairman
+1 201 712 5610
thomas.monahan@cbre.com

Larry Schifffenhaus
Vice Chairman
+1 201 712 5809
larry.schifffenhaus@cbre.com

Brian Golden
Executive Vice President
+1 201 712 5607
brian.golden@cbre.com

Andrew Gunst
Senior Associate
+1 201 712 5649
andrew.gunst@cbre.com



© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

M
MURRAY
CONSTRUCTION CO., INC.

CBRE