

Continuing a Long Tradition of Service in
New Jersey and New York.

News & Updates

What is a Commercial Sublease?

Part One: A Tenant's Rights and Obligations

Do you know what your rights and obligations are as a tenant when it comes to commercial subleasing? It is imperative to understand what is included in the lease and negotiate where possible as most commercial lease agreements are written to benefit the property owner.



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The Perils and Pitfalls of Operating Expense Clauses in a Commercial Real Estate Lease

What OPEX should you pay attention to where there is a pass through in a lease?

Operating expense pass throughs, commonly referred to as OPEX, can be a useful tool to help cover



landlord expenses in financing the maintenance and operation of a commercial property. But there can be some challenges associated with a pass through in a lease – hence the title of this article.

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Property Spotlights

NEW TO MARKET!

795 Franklin Avenue Franklin Lakes, NJ

Office space is now available for lease on the first floor of this two-story corporate property! Amenities include gas heat, air conditioning, elevators, signage, and wheelchair accessibility.

240 W Passaic Maywood, NJ

Join other professional tenants in this free-standing, 2-story building. Two separate spaces are available. This building also has excellent highway convenience and a large parking lot.

1114 Goffle Rd Hawthorne, NJ

Are you a medical practitioner looking for a new space to treat your patients? With five built-out exam rooms and a dedicated X-ray space, this is the ideal property for a growing practice.

4 Crotty Lane New Windsor, NY

This class "A" office building now has space available. Located within 20 miles of New York City and featuring an on-site property manager, this building could be the perfect place to take your business to the next level.

JUST CLOSED!

231 Greenwood Ave Midland Park, NJ

20,000 sf

The seller had attempted to sell this building two times before but was unable to find a qualified buyer. James McNerney and Michael Brown stepped in to get this property sold and negotiated a leaseback for the seller.

333-345 Washington Ave Carlstadt, NJ

5.2 +/- acres

After building a solid foundation of trust with his client, Gregory A. Hoffman represented the Principals of Desert Association in the purchase of this site. The property is expected to undergo redevelopment in the very near future.

