JLL SEE A BRIGHTER WAY

For lease

3131 Princeton Pike, Buildings 4, 5, & 6
Lawrenceville NJ
609 - 29,811 SF



JLL

Vinny DiMeglio
vinny.dimeglio@jll.com
+1 609 439 8926

Elias Lambros
elias.lambros@jll.com
+1 609 994 1454

Jones Lang LaSalle Brokerage, Inc.

JLL SEE A BRIGHTER WAY

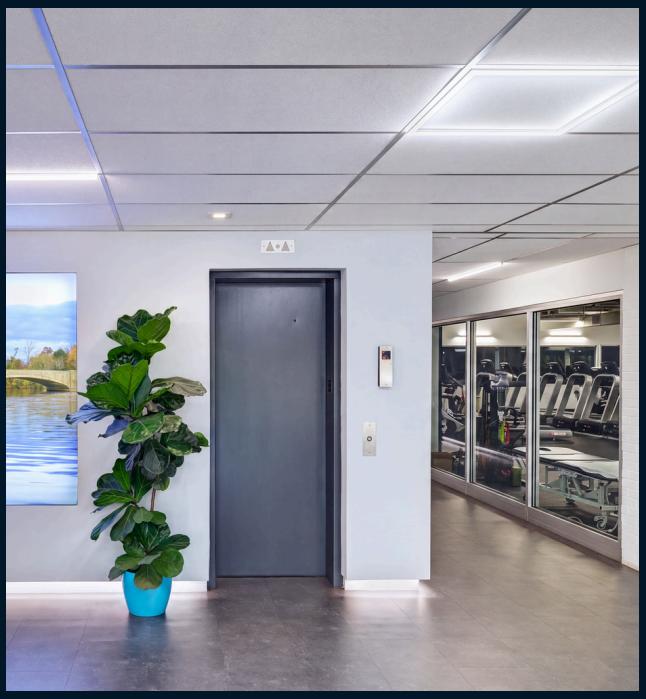
Property overview

Princeton Pike Office Park is a three-building campus located in the premier Princeton submarket, with direct access to I-295 and Route 1. Public transit is supported by nearby NJ Transit rail stations at Princeton Junction and Hamilton.

Princeton Pike and the nearby Route 1 corridor host major pharmaceutical, biotech, and healthcare companies, including Bristol Myers Squibb, and is a major node for healthcare services associated with Penn Medicine and Capital Health.







Under new ownership

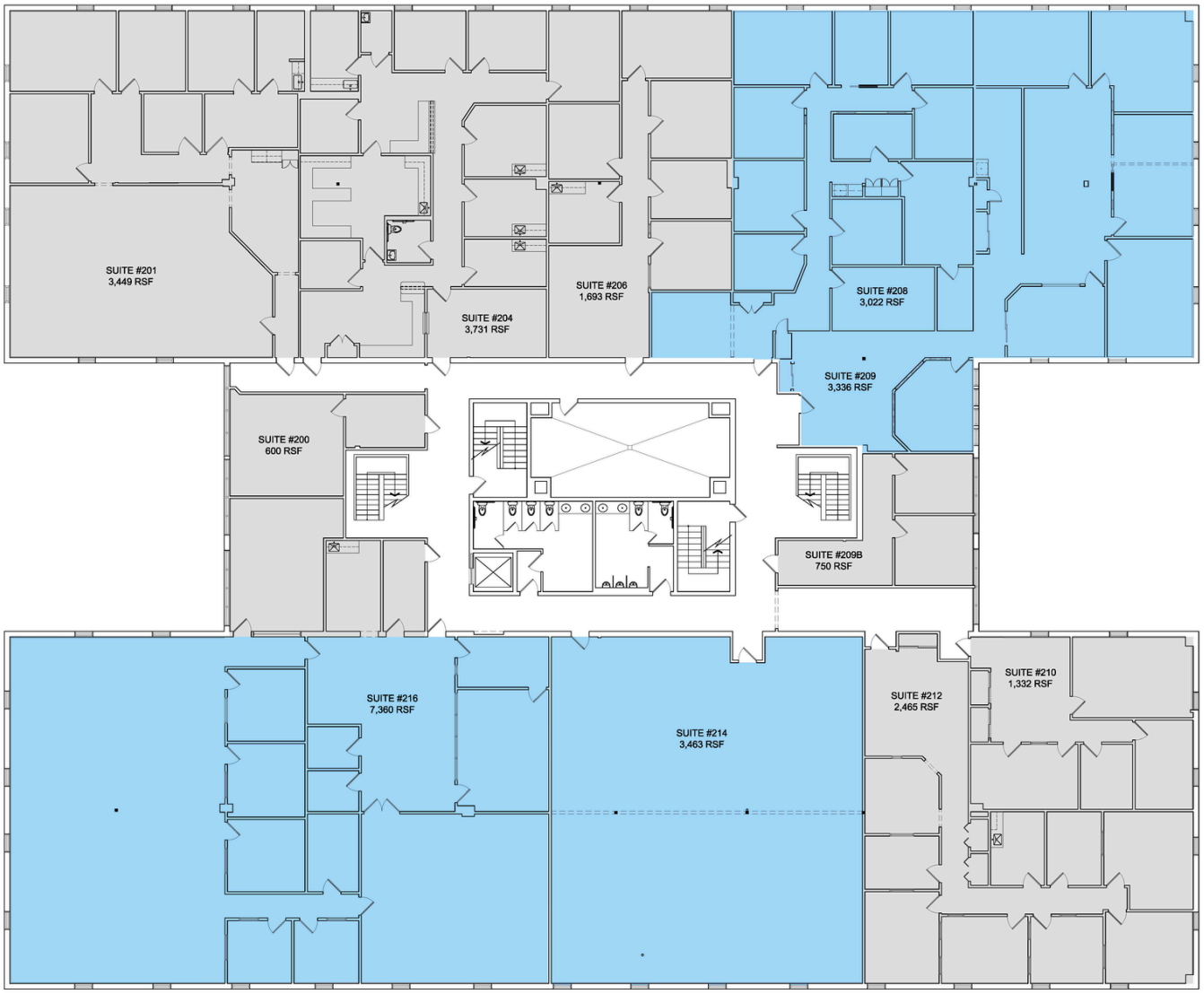
Recently renovated with upgraded lobbies/restrooms, new landscaping, and an enhanced façade

Adjacent multifamily and retail development project coming soon

JLL SEE A BRIGHTER WAY

Building 4

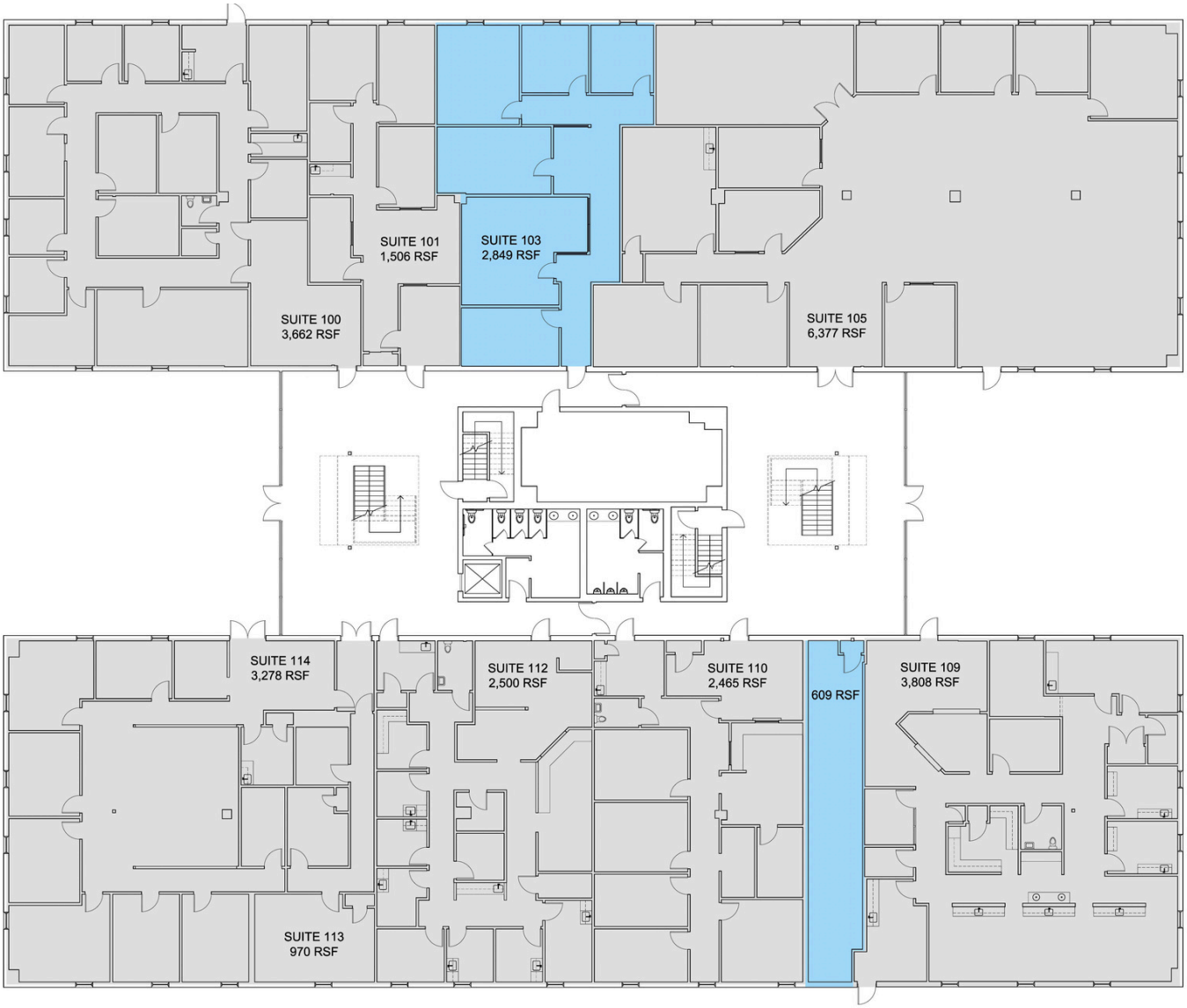
2nd floor: 3,463 - 10,823 sf



JLL SEE A BRIGHTER WAY

Building 5

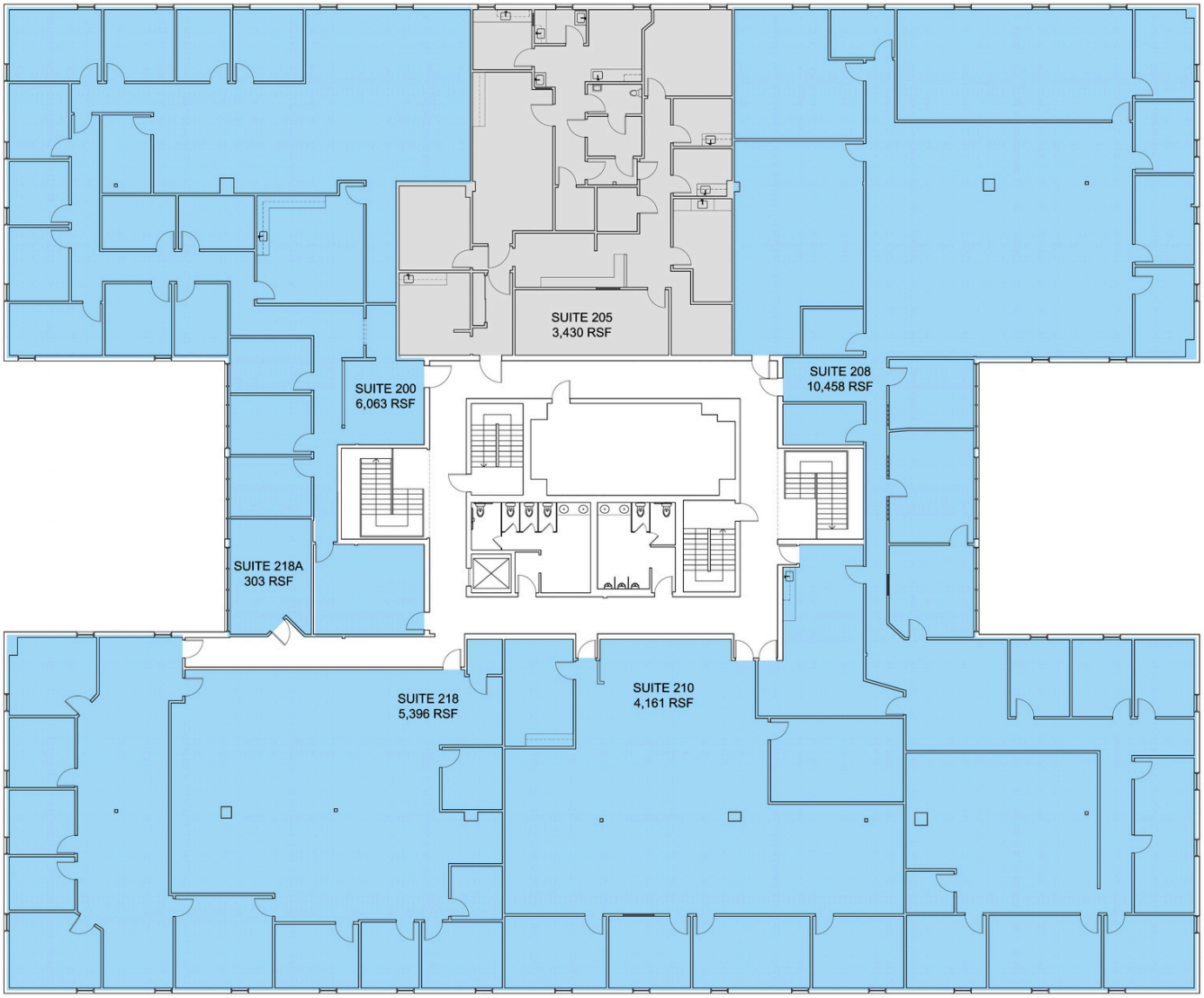
1st floor: 609 - 2,849 sf



JLL SEE A BRIGHTER WAY

Building 5

2nd floor: 3,430 - 29,811 sf



JLL SEE A BRIGHTER WAY

Building 6

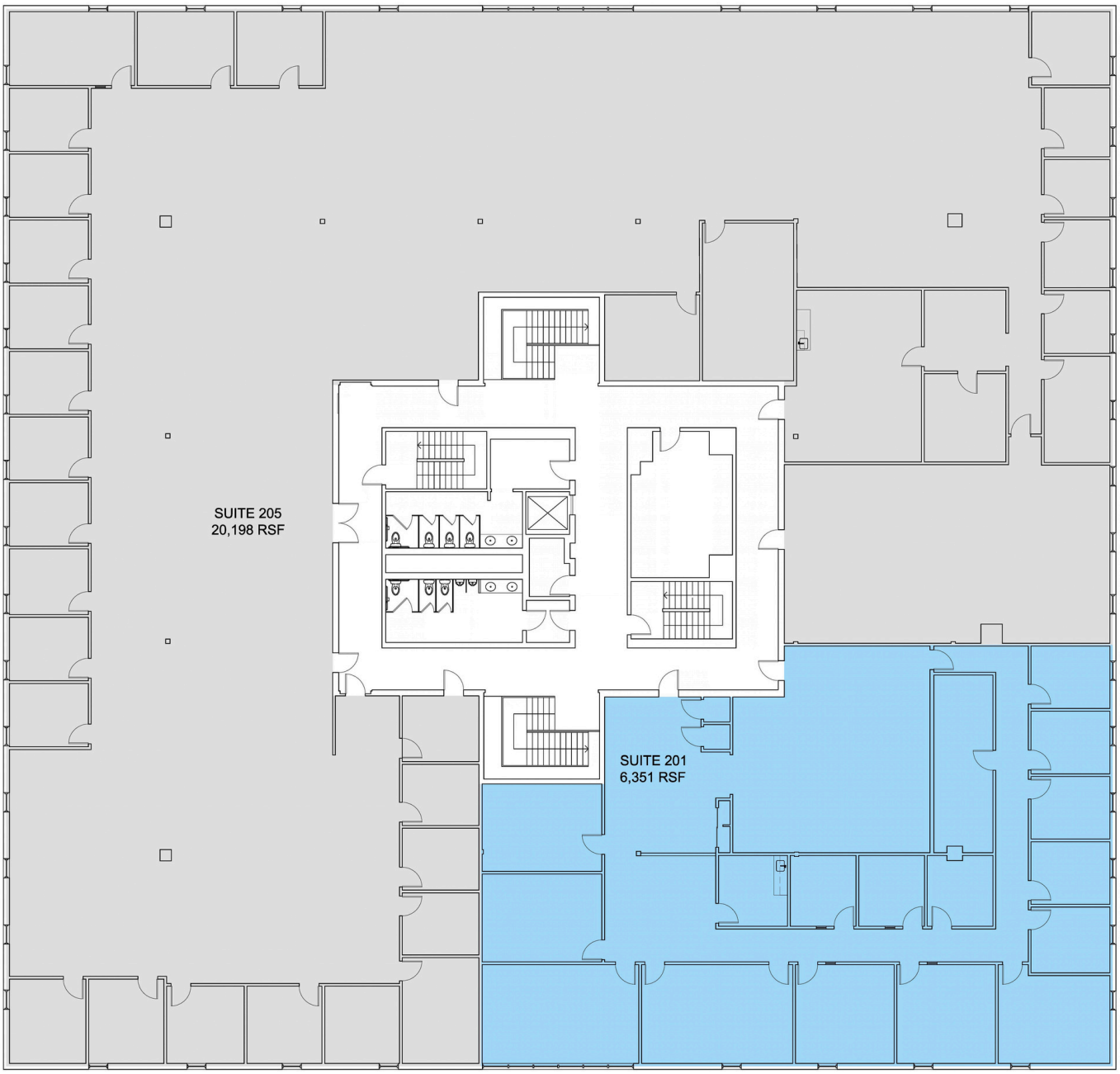
1st floor: 1,547 - 3,129 sf



JLL SEE A BRIGHTER WAY

Building 6

2nd floor: 6,351 sf



JLL SEE A BRIGHTER WAY

Location map



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. © 2023 Jones Lang LaSalle IP, Inc. All rights reserved.