

**Talent Technology Center**  
**12 Crown Plaza**  
**Hazlet, New Jersey 07730**  
**USA**



Talent Technology Center is a new office building specially designed for rental to:

- **High tech startups**
- **Small and medium businesses**
- **Branch offices of international and national corporations**
- **Professionals**

It is an environment that will let you concentrate on your core business while we take care of the rest.



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## **Brief Information for the Talent Technology Center**

### **1. Location**

- Off Route 35
- 5 minute drive from Garden State Parkway Exit 117
- 5 minute drive from Hazlet train station
- 40 minute drive from Newark Liberty International Airport
- 50 minute drive from Manhattan, New York City
- Shopping and residential in the surrounding area

### **2. Building**

- 2 floors - 40,000 square foot concrete steel construction
- 34,000 square foot office area divided into 14 rental suites and shared facilities
- 6,000 square foot shared warehouse
- 180 space parking lot
- CCTV 24/7 security monitoring of public areas

### **3. Shared facilities**

- Lobby and reception
- A luncheon room for 30 people with kitchenette
- 1 big conference room for 50 people
- 1 medium size conference room for 20 people
- 2 small meeting rooms for 10 people each
- T1 internet connection and a server room with raised floor

### **4. Logistic Support (Optional)**

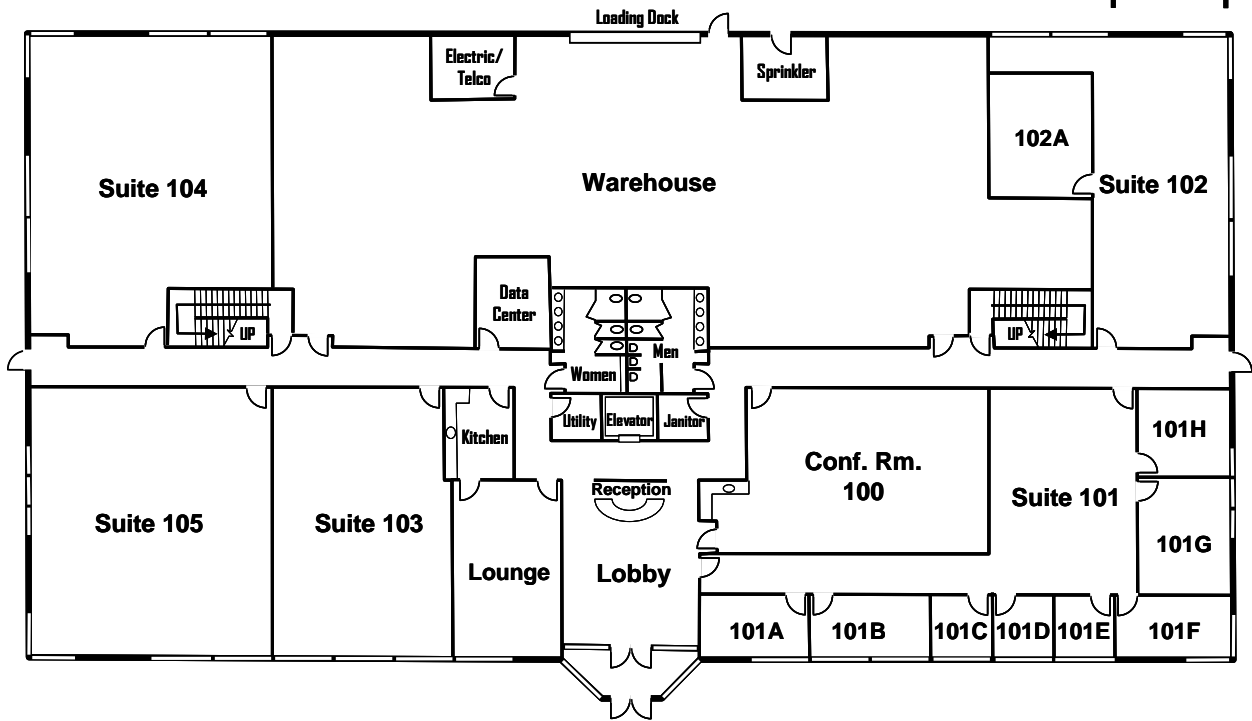
- Reception, mailing, telephone operator answering and message handling
- Inventory management including shipping and receiving, invoicing and A/R, bookkeeping
- UPS/FedEx pickup and drop-off
- Computer networking, E-mail, MIS and Internet Access
- Telephone, fax, copier, printer, etc.
- Office equipment and supplies purchasing
- Office cleaning

### **5. Management Support (Optional)**

- Company registration, information change and filing with the proper authorities
- A/P processing, check issuing, payroll, insurance
- Accounting, tax preparation, etc.

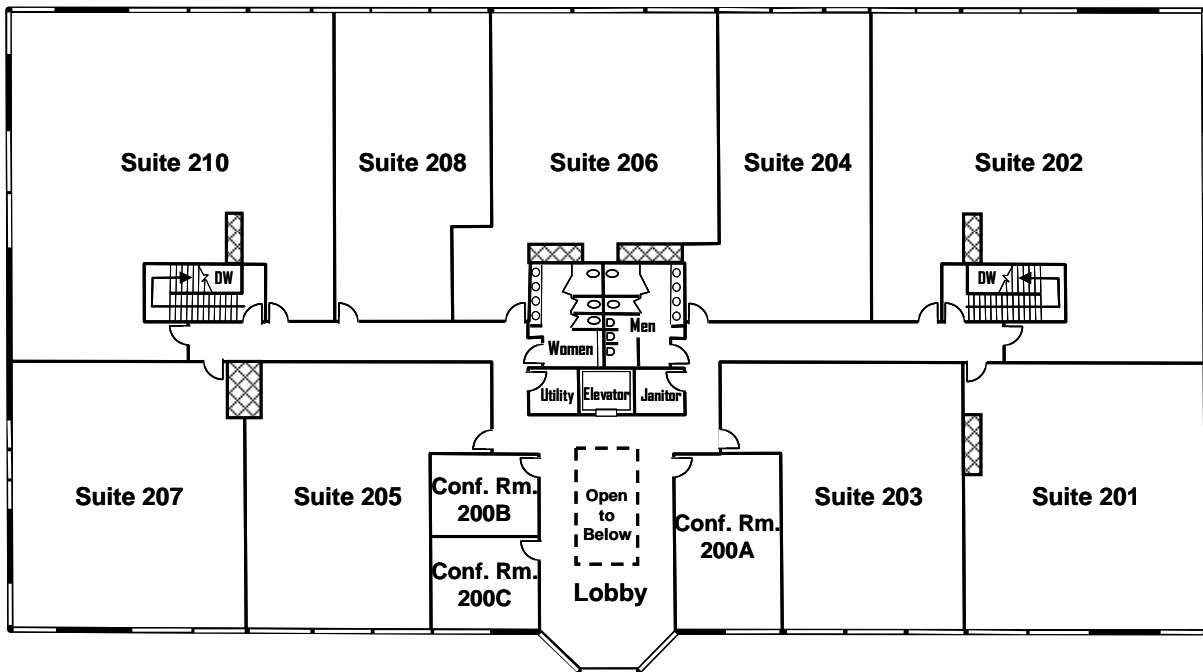
# Talent Technology Center First Floor

20 ft



# Talent Technology Center Second Floor

20 ft



## **Suite Area (incl. Comm.) and Availability**

|           |                   |        |
|-----------|-------------------|--------|
| Suite 101 | 3368 square feet. | [ NO ] |
| Suite 102 | 2103 square feet. | [ NO ] |
| Suite 103 | 1687 square feet. | [ ]    |
| Suite 104 | 2432 square feet. | [ ]    |
| Suite 105 | 2280 square feet. | [ ]    |
| Suite 201 | 2245 square feet. | [ ]    |
| Suite 202 | 3641 square feet. | [ ]    |
| Suite 203 | 1909 square feet. | [ ]    |
| Suite 204 | 1767 square feet. | [ ]    |
| Suite 205 | 1876 square feet. | [ ]    |
| Suite 206 | 2118 square feet. | [ ]    |
| Suite 207 | 2247 square feet. | [ NO ] |
| Suite 208 | 1542 square feet. | [ ]    |
| Suite 210 | 3616 square feet. | [ ]    |