



NAI DiLeo-Bram & Co. signs three new vein center office leases

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200 Metroplex Drive

Woodbridge, NJ Two separate vein centers have leased more than 11,200 s/f of office space across three separate buildings in New Jersey's Mercer, Morris and Middlesex counties under a series of recent lease agreements arranged by NAI DiLeo-Bram & Co. (NAIDB).

The NAIDB brokerage team, led by executive vice president Robert Dinner, reports the transactions include 3,600 s/f at Forrestal Professional Center II in the Plainsboro section of Princeton; 4,100 s/f at 310 Madison Ave. in Morristown; and 3,500 s/f at 200 Metroplex Dr. in Edison.

In the first two tenant-representation assignments, NAIDB's Dinner and associate vice president Robert DiLeo facilitated long-term lease agreements on behalf of VIP Medical Group, a laser vein clinic headquartered in New York City. For the latter, Dinner represented the landlord, Metroplex Associates, in securing the Metro Vein Center lease.

"These lease agreements speak to the overall demand for high-caliber medical office space in general and the expansion movement within the vein-center specialty area, specifically," said Dinner. "The Forrestal Professional Center II lease also has significance because it is part of NAIDB's recent expansion within the Mercer County submarket under the NAI Global platform."

According to Dinner, VIP Medical Group's lease at Forrestal Professional Center II includes an extensive build out for the provider's multi-specialty clinic focusing on vein disease treatments and pain management. The company currently operates offices in Clifton, Paramus, Woodland Park, Woodbridge Scotch Plains, West Orange and Edgewater as well as New York City, California and Maryland.

Forrestal Professional Center II at 8 Forrestal Rd. S is a new 40,000 s/f medical/office building that is part of a two-building Class A office campus totaling 80,000 s/f. Situated at U.S. Route 1, the building offers proximity to Princeton Medical Center and is owned by Visceglia Realty Group (VRG) of Edison, which was represented by Paul Goldman, senior director of Commercial Property Network, and Vic Angeline III, Esq., VRG managing partner.

At 310 Madison Ave., in Morristown, VIP Medical Group will be part of a tenant roster that includes Atlantic Health System's Outpatient Center. Atlantic Health is one of the largest not-for-profit healthcare networks in New Jersey with nearby Morristown Medical Center as its flagship. The 58,290 s/f building is one mile off of I-287 at Exit 35 and offers connectivity to I-78, 80 and 280 as well as U.S. Routes 202, 24, 46 and 10. In the transaction, JLL's Larry Martin, executive vice president, represented The Silverman Group, the landlord.

Rounding out NAIDB's latest office lease transactions is a 3,500 s/f medical lease orchestrated by Dinner on behalf of Metroplex Associates at its 200 Metroplex Dr. office center in Edison. The tenant, Metro Vein Center, was represented by Mina Shehata, a senior director with Cushman & Wakefield. Located at the crossroads of NJ Transit's Metroplex Station, an intermodal transit hub along Amtrak's Northeast Corridor Line, 200 Metroplex Dr. is part of Metroplex Corporate Center, a three-building, 265,000 s/f office campus for which Dinner serves as exclusive leasing agent.

Offering proximity to mass transit and a highway network that includes I-287, NJ Route 27, U.S. Route 1, the NJ Turnpike and Garden State Parkway, Metroplex Corporate Center's on-site amenities include newly renovated common areas, an on-site café and a bank.