

Move 6 Miles Save \$60 Million



Calculate your office expense savings
at HartzMountain.com

	Manhattan	Meadowlands
Rent per sq. ft	\$55	\$27
Usable sq. ft.	100,000	100,000
Term of Lease	10	10
Gross Rent with Increases	\$83,858,277	\$34,104,375
Occupancy Tax	\$3,270,473	\$0
Commercial Real Estate Tax Escalation	\$1,946,959	\$559,019
Common Area Operating Escalation	\$3,893,919	\$1,333,045
Electric	\$4,192,914	\$2,424,610
Workletter	\$5,320,000	\$0
Parking Total	\$609,878	\$0
Cost	\$103,092,421	\$38,421,049

NJ Savings 63% \$64,671,371

Hartz Mountain's Meadowlands office buildings, set in a mixed-use environment with shopping, restaurants and entertainment, provide the right solution for companies who may not realize that not only can they leave New York, they should. The Meadowlands offer an easier commute - 20 minutes from midtown by train or bus and a free shuttle from Secaucus Junction. With state-sponsored incentives, your money can go even further than simply a reduced rent.

**Some Businesses
Make a Fortune in NY
Others Waste One**



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Did You Leave

\$60 Million in New York?

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Toll Ahead: \$60,000,006

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