

INDUSTRIAL / FLEX FOR LEASE

380 COOPER ROAD

WEST BERLIN, NEW JERSEY



(3) BUILDINGS ON 3.90 ACRES - WAREHOUSE & OFFICE SPACES AVAILABLE



CONTACT

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	BUILDING 1	BUILDING 2	BUILDING 3
AVAILABILITY	5,011± SF (Full Building)	1,396± SF (Full Building)	4,974± SF (Front Unit)
TYPE	Warehouse / Office	Office	Warehouse / Flex
CEILING HEIGHT	10'9" clear	-	12'-14'6" clear
LOADING	(1) 10' x 10' drive-in doors	-	Two (2) 10' x 10' drive-in doors
ELECTRIC	400 amp Bus ducts	-	6,000 amp, 3-phase, 480 V
OFFICE	2,200 SF Break room, lobby, conference room	Entire building Reception, 3 private offices, conference room, break room, 1 restroom	Small office
LIGHTING	Fluorescent in warehouse Motion sensed LED in office	-	LED, motion sensed
HVAC	Fully air conditioned & gas heat	Fully air conditioned & heated	Fully air conditioned & gas heat

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ADDITIONAL PHOTOS

380 COOPER ROAD WEST BERLIN, NJ



LOCATION INFORMATION

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DISTANCE TO:

Route 73	1.0 mi	I-295 (Exit 32)	8.3 mi	Center City Philadelphia	20 mi
Route 30 (White Horse Pike)	2.0 mi	Atlantic City Expressway	8.4 mi	New York	90 mi
Route 70	6.5 mi	NJ Turnpike (Exit 3)	13 mi		

