

**3,261**

**SQUARE FEET  
AVAILABLE  
FOR LEASE**

**INDUSTRIAL  
/ FLEX  
SPACE**

**IDEAL LOCATION  
1 MILE FROM  
NJ TURNPIKE (EXIT 5)  
& 2.5 MILES FROM  
I-295 (EXIT 47)**



**AVAILABLE FOR LEASE**

**116-118 BURRS ROAD**

**WESTAMPTON, NJ**

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**NAIMertz**  
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

AVAILABLE FOR LEASE

# 116-118 BURRS ROAD

WESTAMPTON, NJ

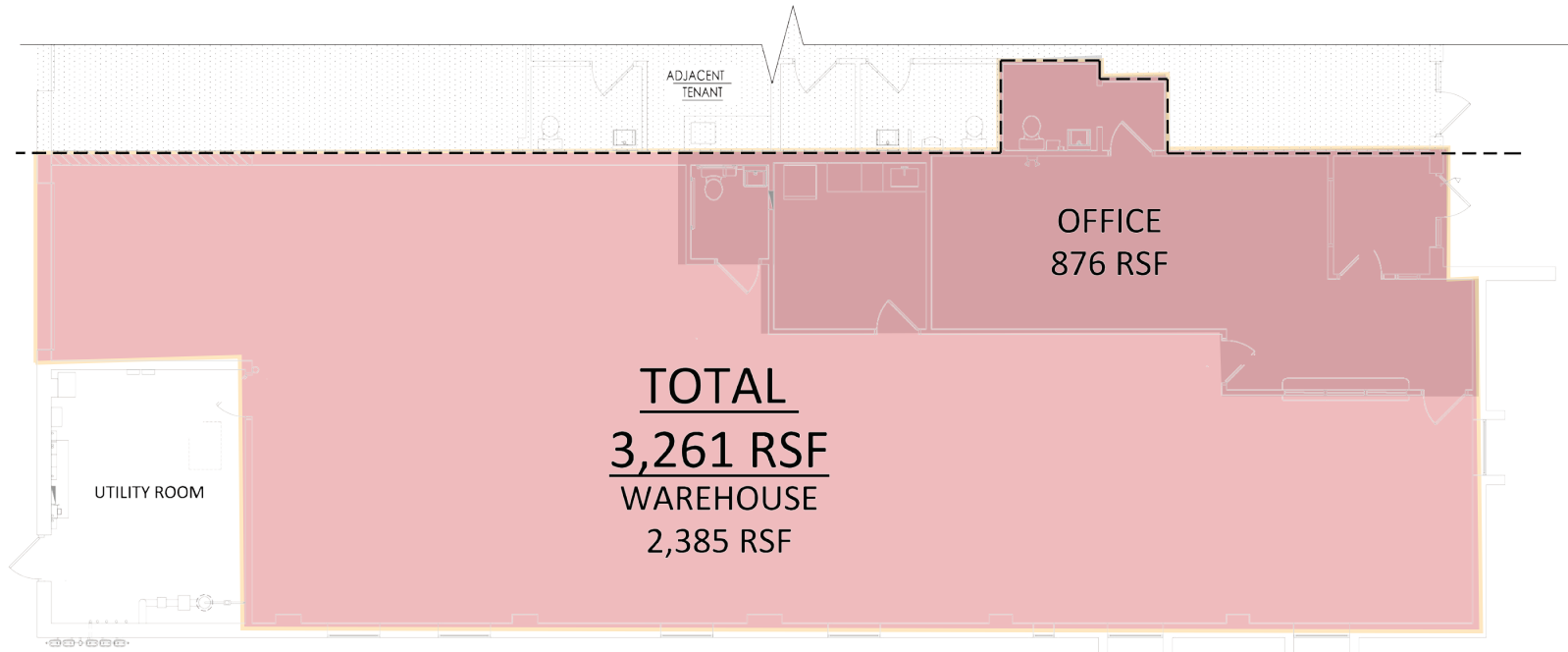
## CURRENT AVAILABILITIES

### UNIT 116A

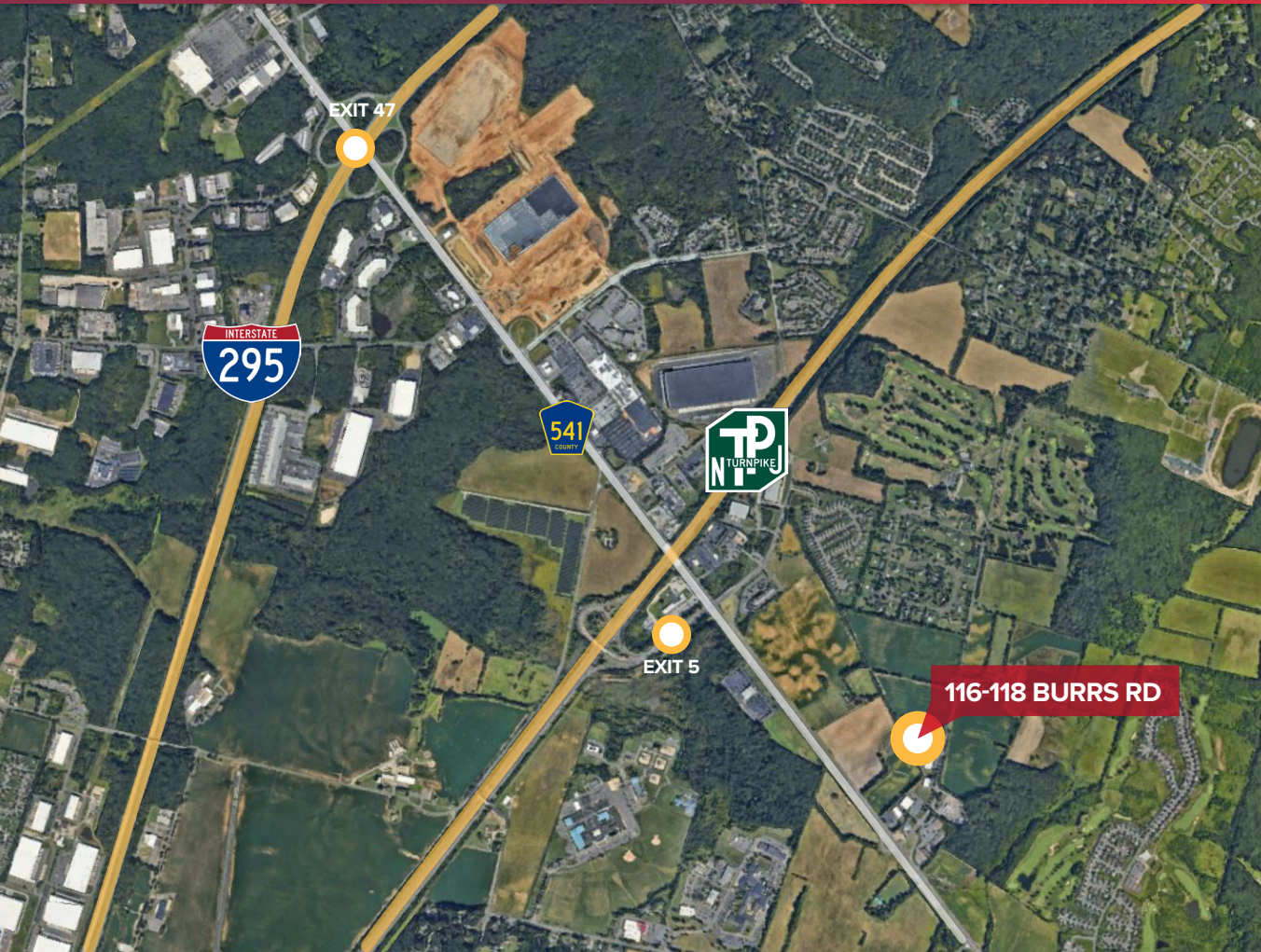
- 3,261± SF warehouse / flex unit
  - 2,385± SF warehouse area
  - 876± SF office area
- 1 drive-in door
- 16' clear ceiling height

### BUILDING DESCRIPTION

- 21,844 SF multi-tenanted, industrial / flex building
- Power: 600a, 240v, 3 phase, 4 wire
- Built in 1988
- Parking for 57 vehicles
- Est. 2024 Real Estate Taxes: \$1.32 PSF



# LOCATION INFORMATION



## AVAILABLE FOR LEASE 116-118 BURRS ROAD

WESTAMPTON, NJ

### Distance to

NJ Turnpike (Exit 5)	1.3 mi
I-295 (Exit 47)	2.6 mi
PA Turnpike	14 mi
Center City Philadelphia	25 mi
Philadelphia Int'l Airport	32 mi
New York City	73 mi

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