

# NEW CONSTRUCTION



## 9191 River Rd, Pennsauken, NJ

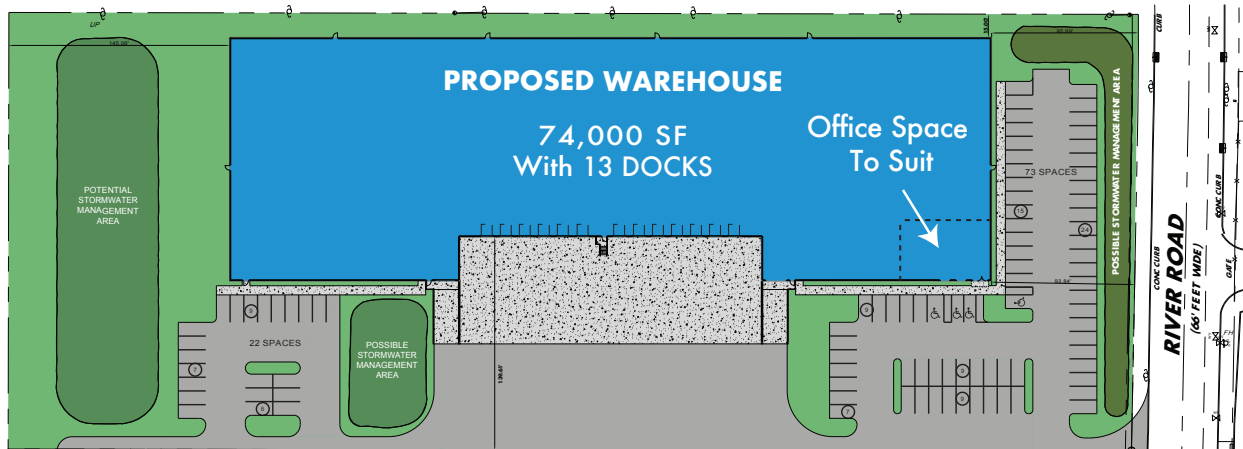
### 74,000 +/- SF Industrial Building



- 4.84 +/- Acres
- Zoned HI - Heavy Industrial
- 32' Clear Ceilings (or higher to suit)
- 13 Tailgate Loading Docks

- 2 Drive-In Doors
- 95 Parking Spaces
- Offices To Suit
- Delivery Q2 2024

-  Proposed Warehouse
-  Potential Stormwater Management Area



FOR LEASING OPPORTUNITIES, CONTACT: **MARC POLICARPO**

**Westfield** | Real Estate

 (484) 680-8013  
 mpolicarpo@westfield-re.com

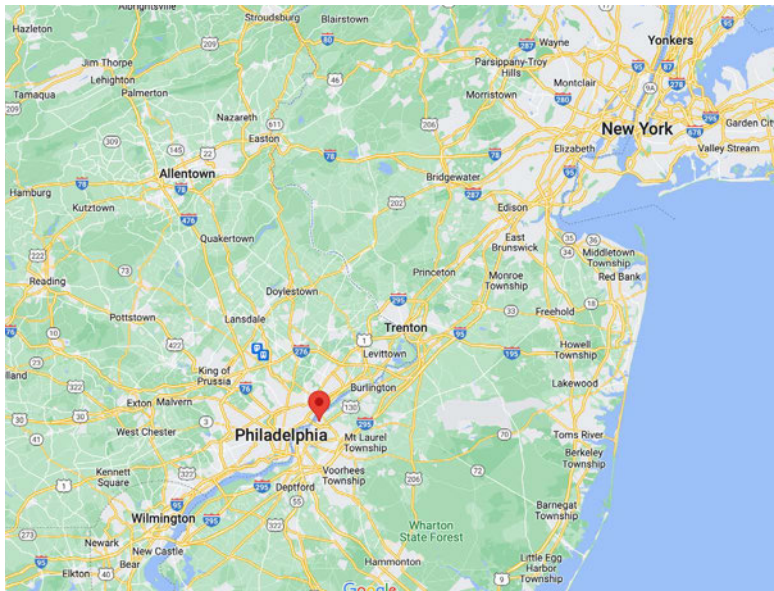
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 9191 River Rd  
Pennsauken, NJ 08110

# NEW CONSTRUCTION

## 9191 River Rd, Pennsauken, NJ

### 74,000 +/- SF Industrial Building



- Excellent location in close proximity to Betsy Ross & Tacony Palmyra Bridges and I-95
- Short walk to Pennsauken Light Rail Station
- 10 miles (15 min) to downtown Philadelphia; 90 miles (1 hr 45 min) to New York City; 150 miles (2 hr 30 min) to Washington

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