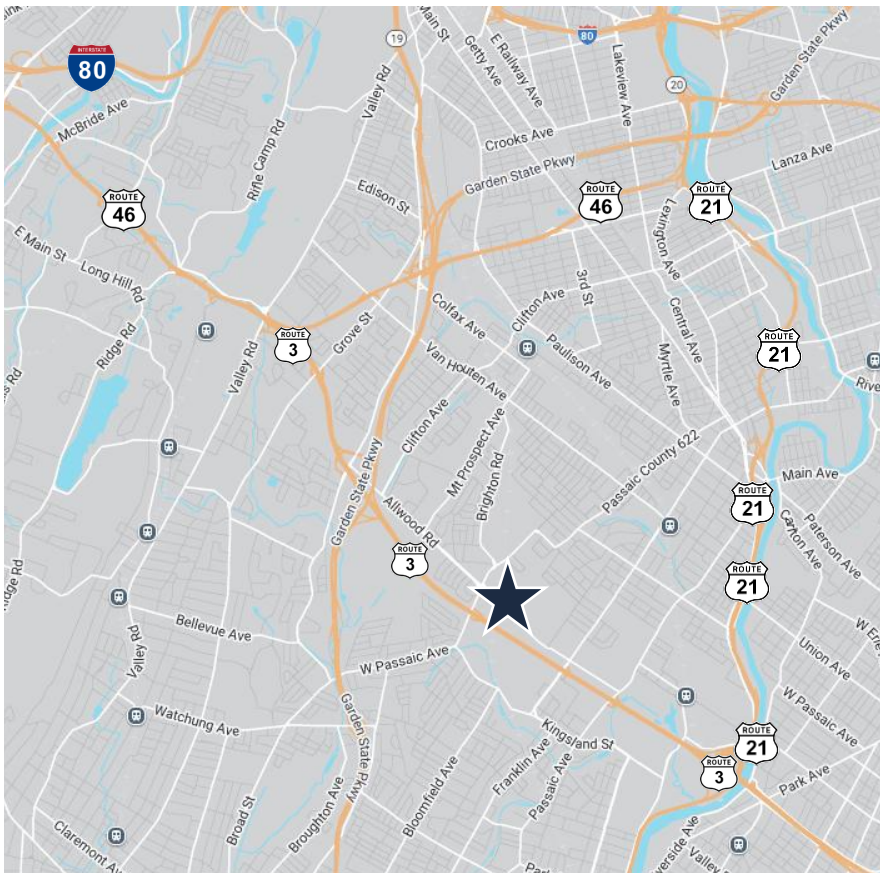




Specifications

±40,000 - 85,000 SF
AVAILABLE SPACE

20' - 26' Clear
CEILING HEIGHT

11
LOADING DOCKS

1,000 Amps
POWER

50 Parking Spaces
CAR PARKING

Industrial
ZONING

\$12 PSF NNN
SUBLEASE

±40,000 SF (440 Allwood Road)

±85,000 SF (440 Allwood Road)

±65,000 SF (400 Allwood Road)

UNIT BREAKDOWNS

**Can be combined with 400 Allwood Road bringing total square footage to ±150,000 sf.*

For additional property information or to arrange an inspection, please contact the exclusive brokers:

Jason M. Crimmins, CCIM, SIOR, Chief Executive Officer, 973.379.6644 x 122, jmcrimmins@blauberg.com

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Troy Schaafsma, Director, 973.379.6644 x 116, troys@blauberg.com



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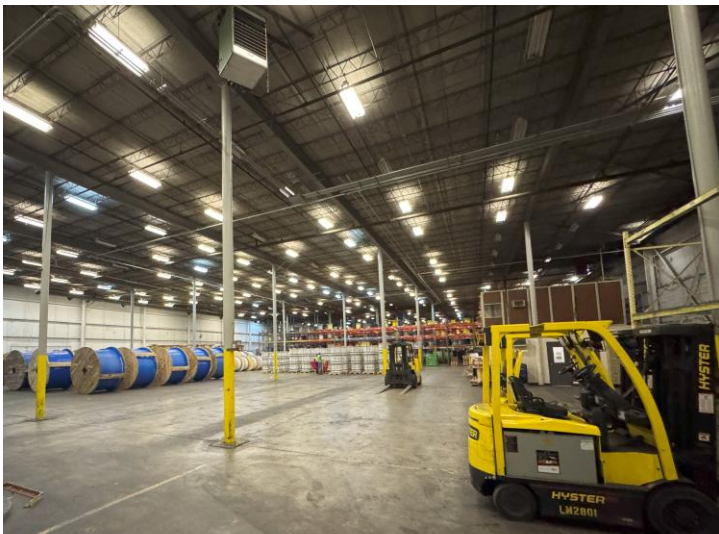
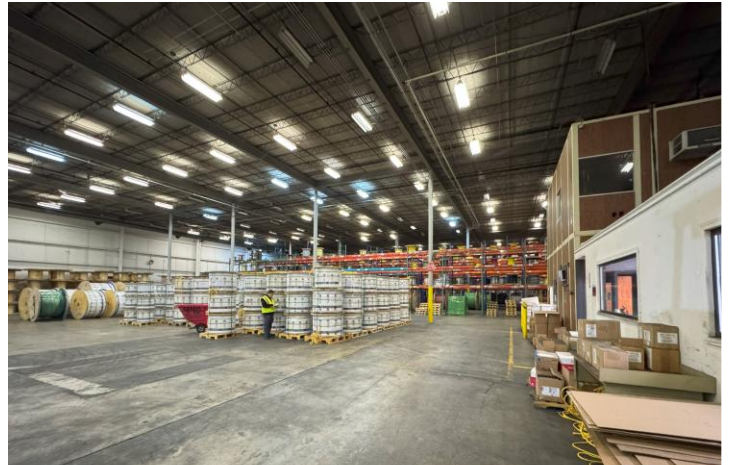
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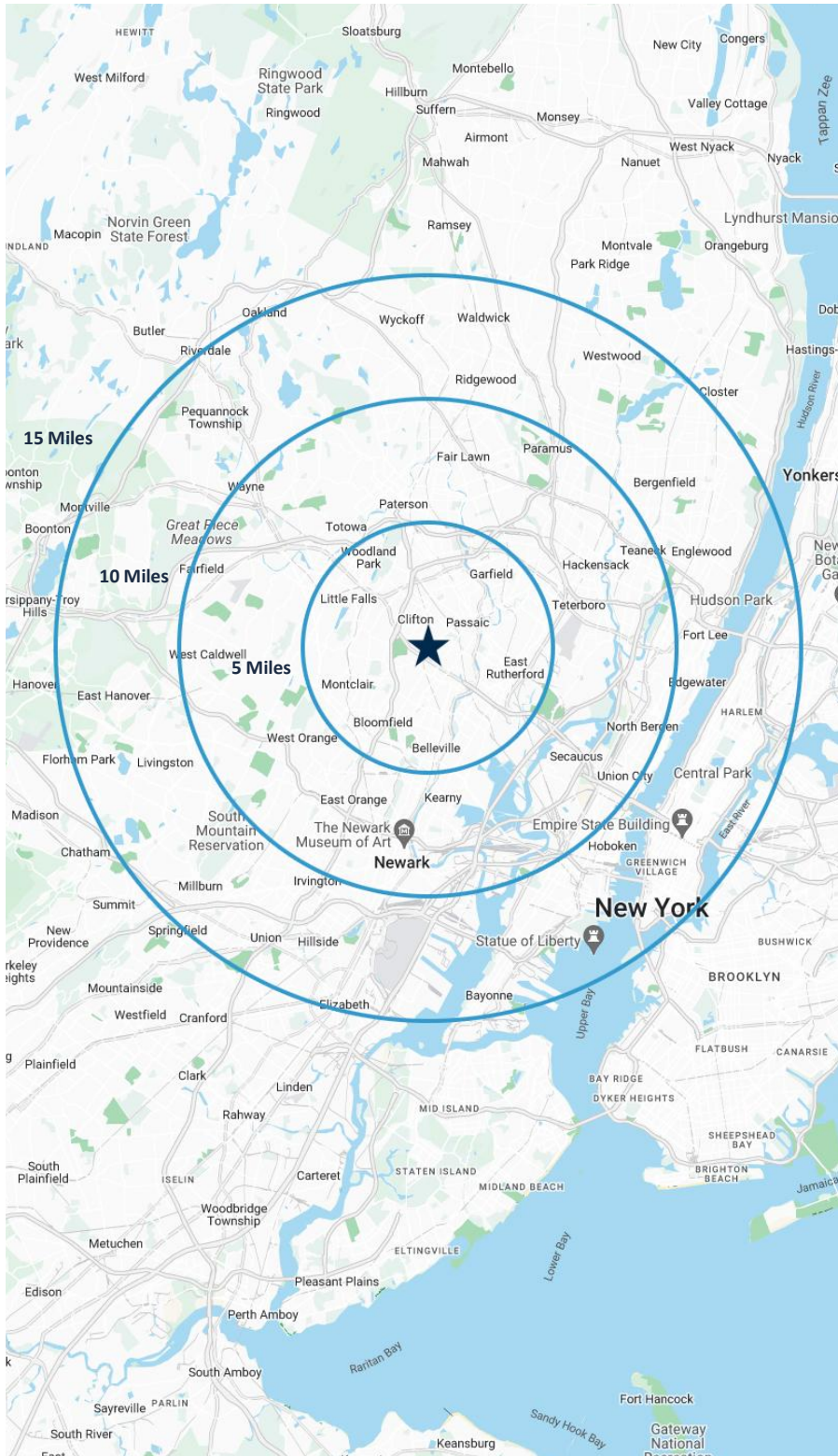
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5 MILES

- Total Population: 645,830
- Households: 238,787
- Median Household Income: \$104,216
- Average Household Size: 2.7
- Transportation to Work: 345,802
- Labor Force: 520,219

10 MILES

- Total Population: 2.47M
- Households: 940,185
- Median Household Income: \$102,811
- Average Household Size: 2.6
- Transportation to Work: 1.31M
- Labor Force: 2.0M

15 MILES

- Total Population: 6.84M
- Households: 2.82M
- Median Household Income: \$107,744
- Average Household Size: 2.4
- Transportation to Work: 3.65M
- Labor Force: 5.64M

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 0.7 MI
Route 3



1.9 MI
GSP Exit 151



2.9 MI
Route 46

 5.4 MI
I-95 Exit 16

 6.5 MI
I-80 Exit 53



7.8 MI
I-280 Exit 12

 9.6 MI
Lincoln Tunnel

 11.0 MI
I-78 Exit 52

 13.9 MI
GWB 15.8 MI
Newark Airport

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