

Specifications

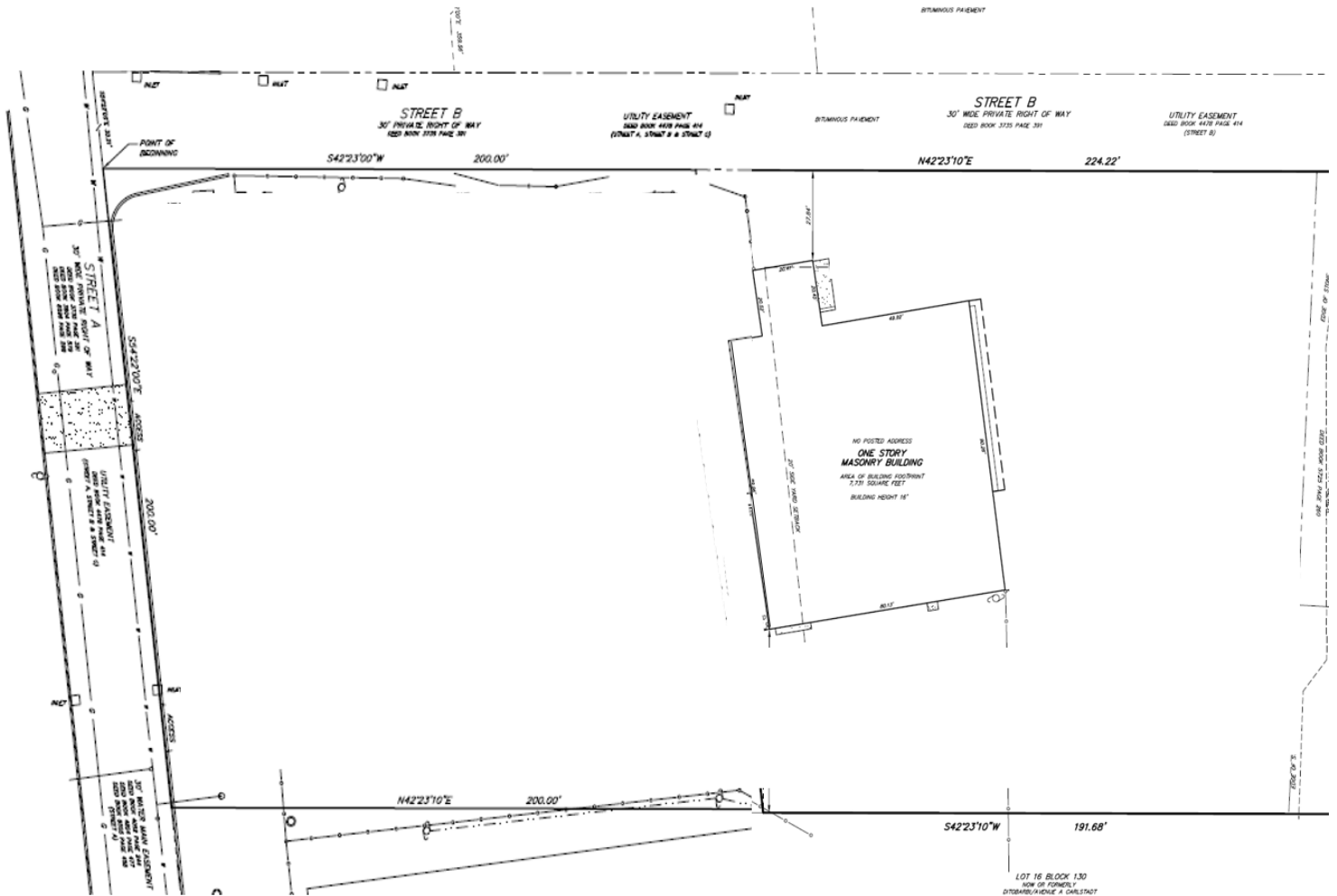
Transload + Maintenance	±7,731 SF
BUILDING TYPE	BUILDING SIZE
±1,000 SF	Varies
OFFICE	COLUMN SPACING
±1.86 AC	(6) 8' x 10' Docks
Expandable to ±4.47 AC	(2) 12' x 14' DI
TOTAL ACREAGE	DOOR SIZE
Concrete, Gated, Fenced	6 Docks + 2 DI
YARD	LOADING
±30'	New LED
MAINTENANCE BAY WIDTH	LIGHTING
24/7 – 365 Days	Immediate
OPERATION ACCESS	OCCUPANCY
±12' Transload Section / Warehouse	
±16' Maintenance Section	
CEILING HEIGHT	

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
Alessandro (Alex) Conte, CCIM, SIOR *President* 973.379.6644 x 131 acont@blauberg.com
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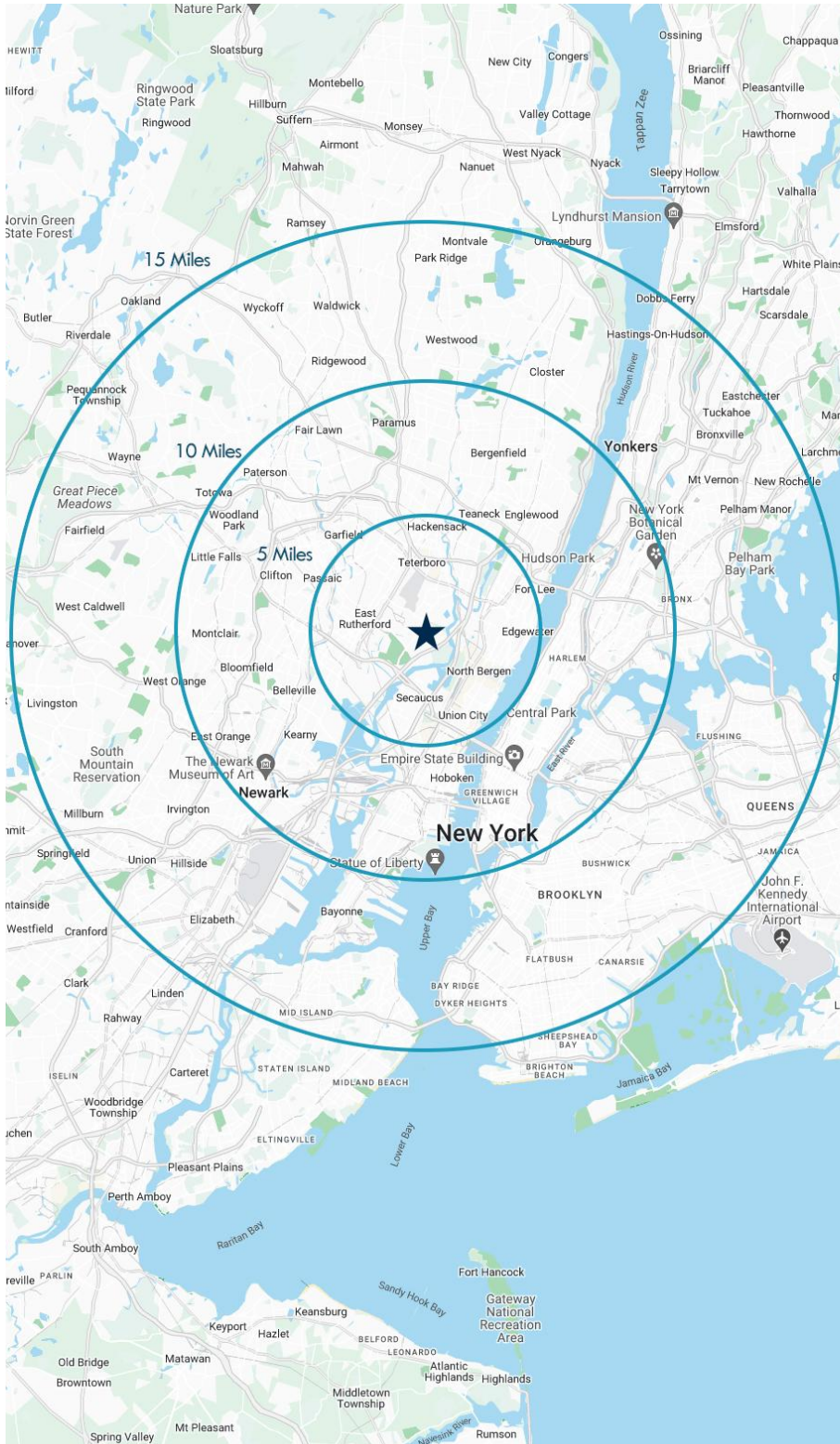




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5 MILES

- Total Population: 824,470
- Households: 331,126
- Median Household Income: \$109,185
- Average Household Size: 2.4
- Transportation to Work: 452,953
- Labor Force: 679,915

10 MILES

- Total Population: 5.24M
- Households: 2.14M
- Median Household Income: \$101,303
- Average Household Size: 2.4
- Transportation to Work: 2.71M
- Labor Force: 4.29M

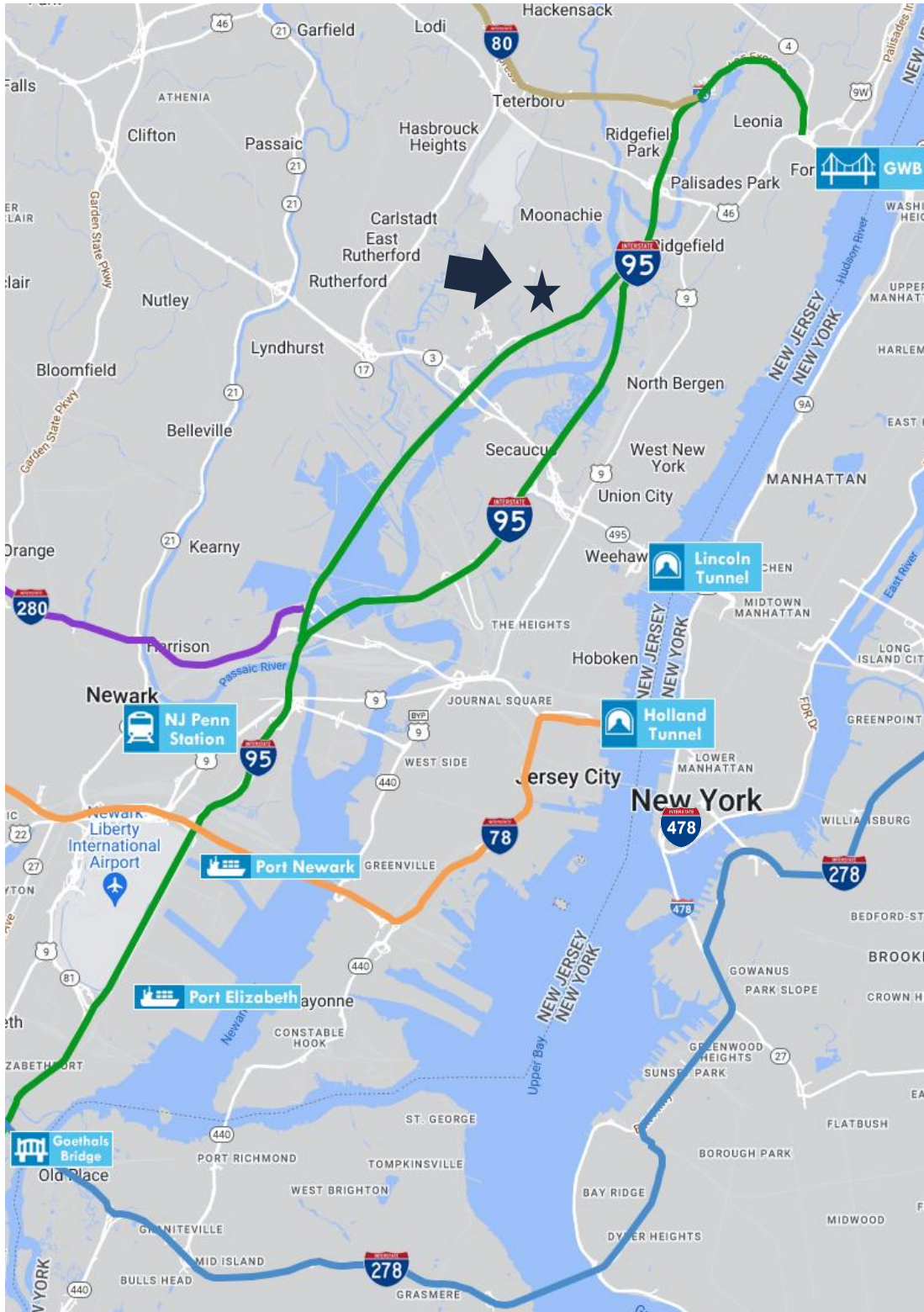
15 MILES

- Total Population: 10.1M
- Households: 3.9M
- Median Household Income: \$94,955
- Average Household Size: 2.5
- Transportation to Work: 5.06M
- Labor Force: 8.18M

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ACCESSIBILITY



1.0 MI
Route 17



1.8 MI
Route 46



3.5 MI
I-95 Exit 17



3.6 MI
I-80



6.7 MI
George Wash.
Bridge



7.1 MI .
Lincoln Tunnel



10.5 MI
Holland Tunnel



11.6 MI
Newark Penn
Station



15.2 MI
Ports Newark /
Elizabeth



15.5 MI
Newark Airport

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