



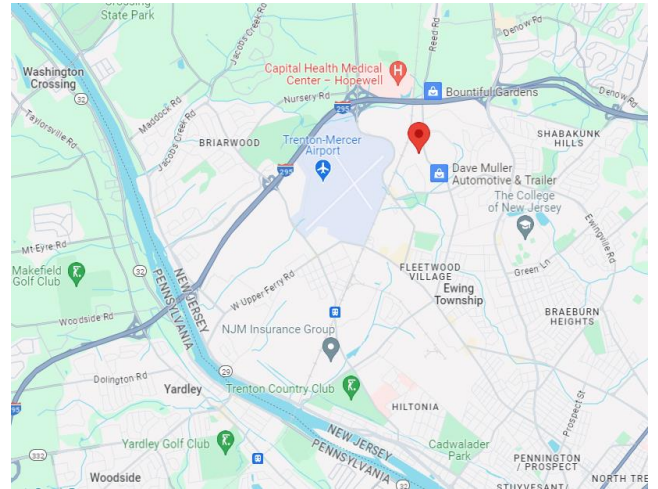
1445 Lower Ferry Road

Ewing, NJ 08618-1424

Available in 133,000 SF Warehouse:

- **24,340 SF**, fully built out
 - 4 exterior loading docks
 - 1,800 SF office space
- **37,500 SF**, fully built out
 - 2,500 SF office space
 - 4 Overhead Doors
- 200 Parking Spaces
- Clear Height: 24'
- Column Spacing: 45'x45'
- Foreign Trade Zone
- Term: 5-10 years
- Located 1 Mile from Mercer County Airport, I-95, I-295 and Route 31

Lease Rate: \$12.95/SF NNN

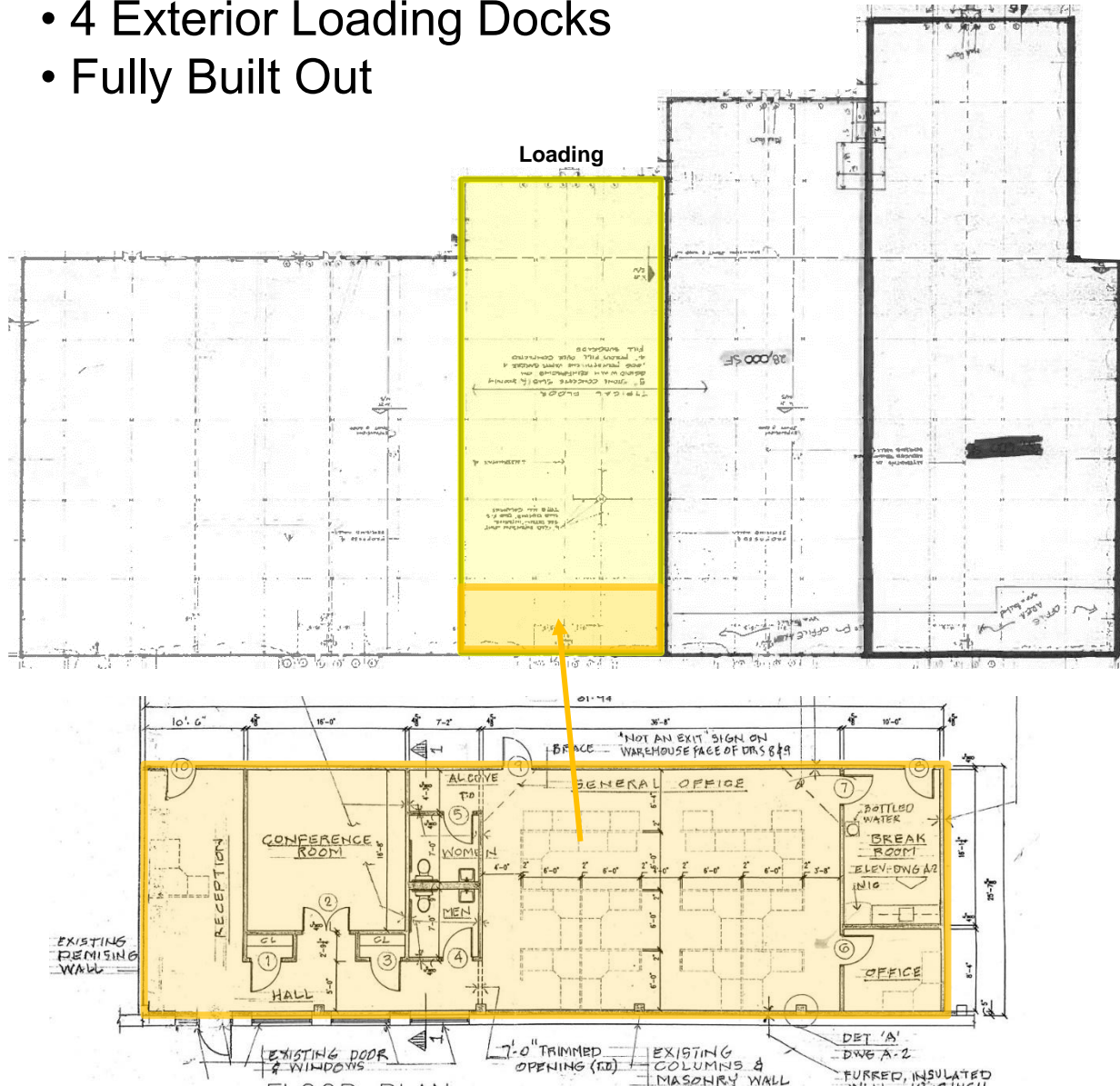


For more information:

Gerard Fennelly, Matt Fennelly

24,340 SF

- Includes 1,800 SF Office Space
- 4 Exterior Loading Docks
- Fully Built Out



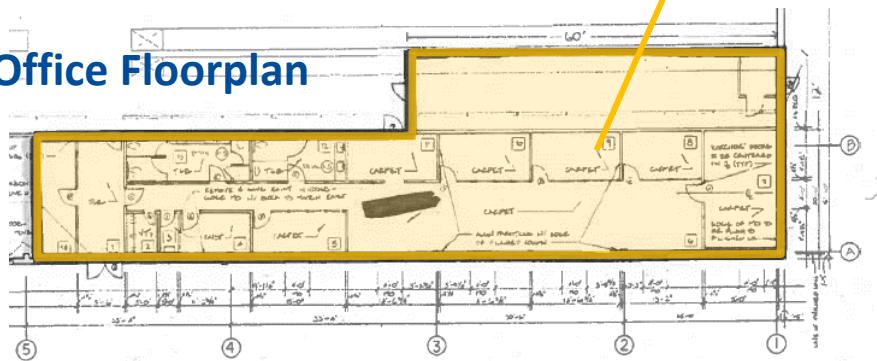
Office Floorplan

For Lease
37,500 SF Industrial Space

1445 Lower Ferry Road
Ewing, NJ 08852



Office Floorplan



37,500 SF

- Fully Built Out
- 4 Overhead Doors
- Includes 2,500 SF Office Space

For Lease
61,840 SF Industrial Space

1445 Lower Ferry Road
Ewing, NJ 08618

