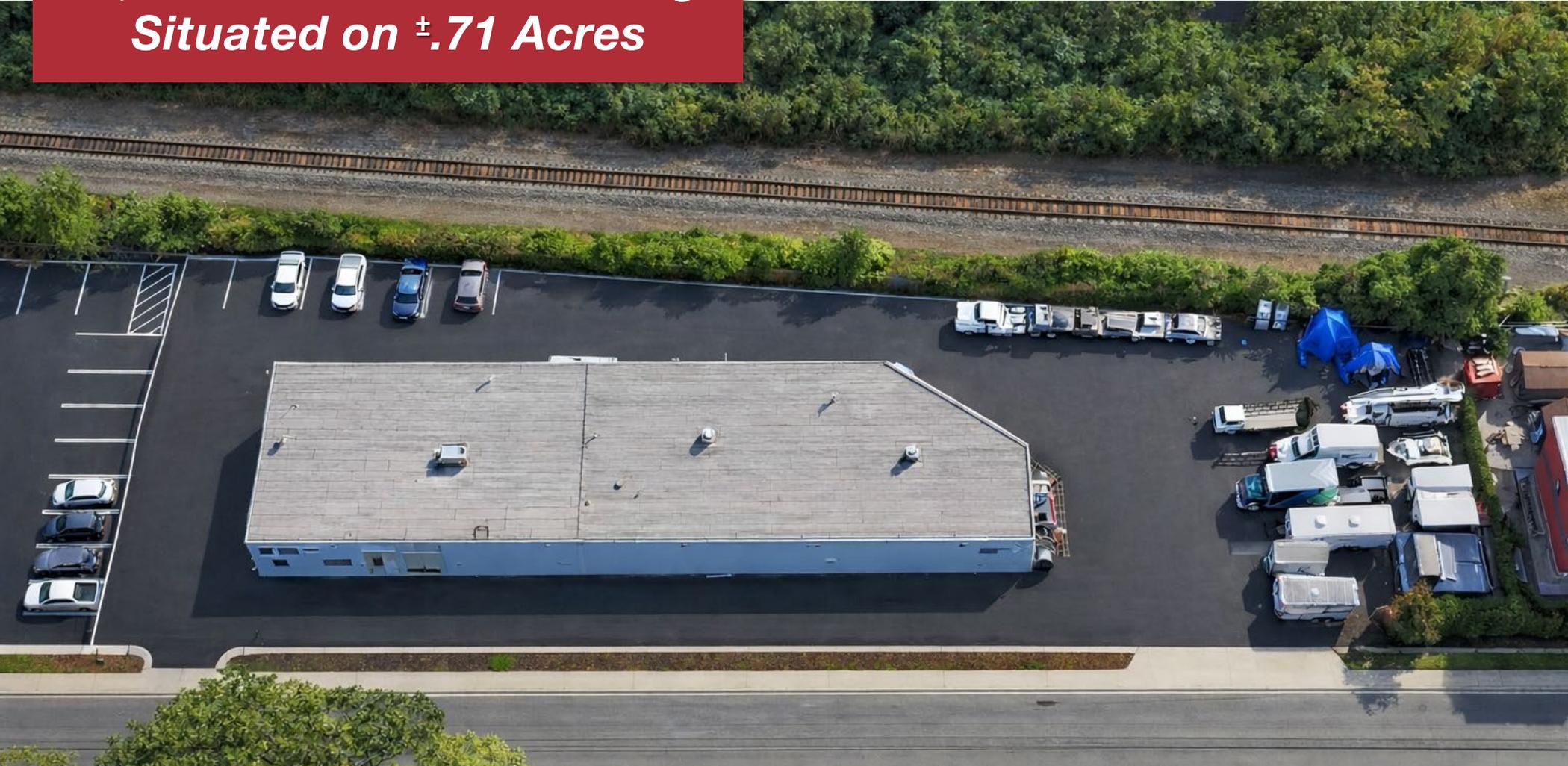


For Lease
±9,000 SF Industrial Building
Situated on ±.71 Acres

88 Tyler Place
South Plainfield, New Jersey



NAI DiLeo-Bram & Co.
Commercial Real Estate Services, Worldwide.

For further information please contact Exclusive Broker:

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Christopher Chiusolo
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PROPERTY FEATURES

- **±9,000 SF Warehouse Building**
- **±.71 acres (paved and level)**
- **2 drive-in doors**
- **14 ft. ceiling height**
- **400 amp service**
- **Wet sprinklered**
- **M-3 zoning**
- **Executive office and conference space**

88 Tyler Place, South Plainfield, New Jersey offers a strategic location for distribution, logistics, warehousing, or industrial operations. Situated in Middlesex County, it provides quick and convenient access to major transportation corridors, including Interstate 287 (I-287), which runs directly through the area and connects to the New Jersey Turnpike, I-78, US Route 22, and the Garden State Parkway - enabling seamless regional and interstate access to New York City, Philadelphia, and beyond.

South Plainfield's thriving industrial and logistics landscape features numerous distribution centers, warehouses, and businesses in manufacturing, energy infrastructure, and supply chain services. The surrounding area supports outside storage, equipment staging, and heavy-duty operations, making this site ideal for companies needing efficient highway proximity, ample space for yard use, and proximity to established industrial parks and related tenants.



Fully fenced, gated, and secured with two points of ingress/egress for efficient circulation

BUILDING PHOTOS



BUILDING PHOTOS



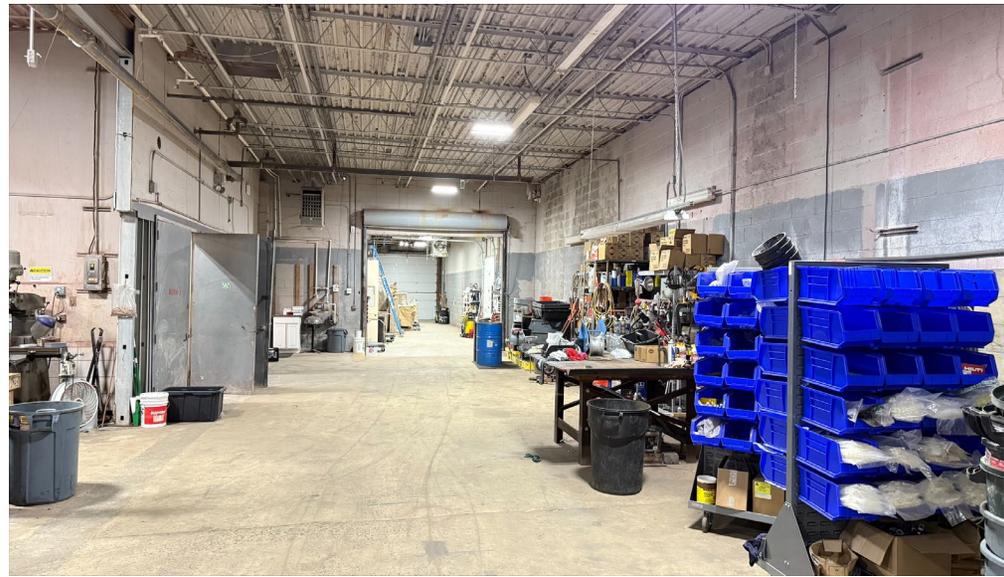
BUILDING PHOTOS



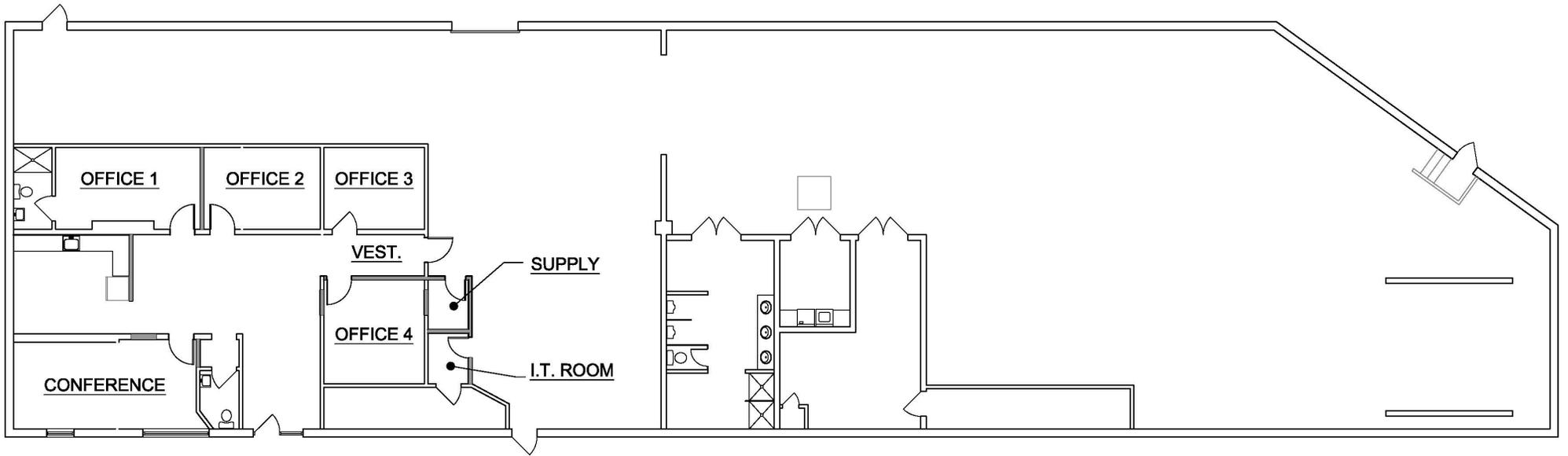
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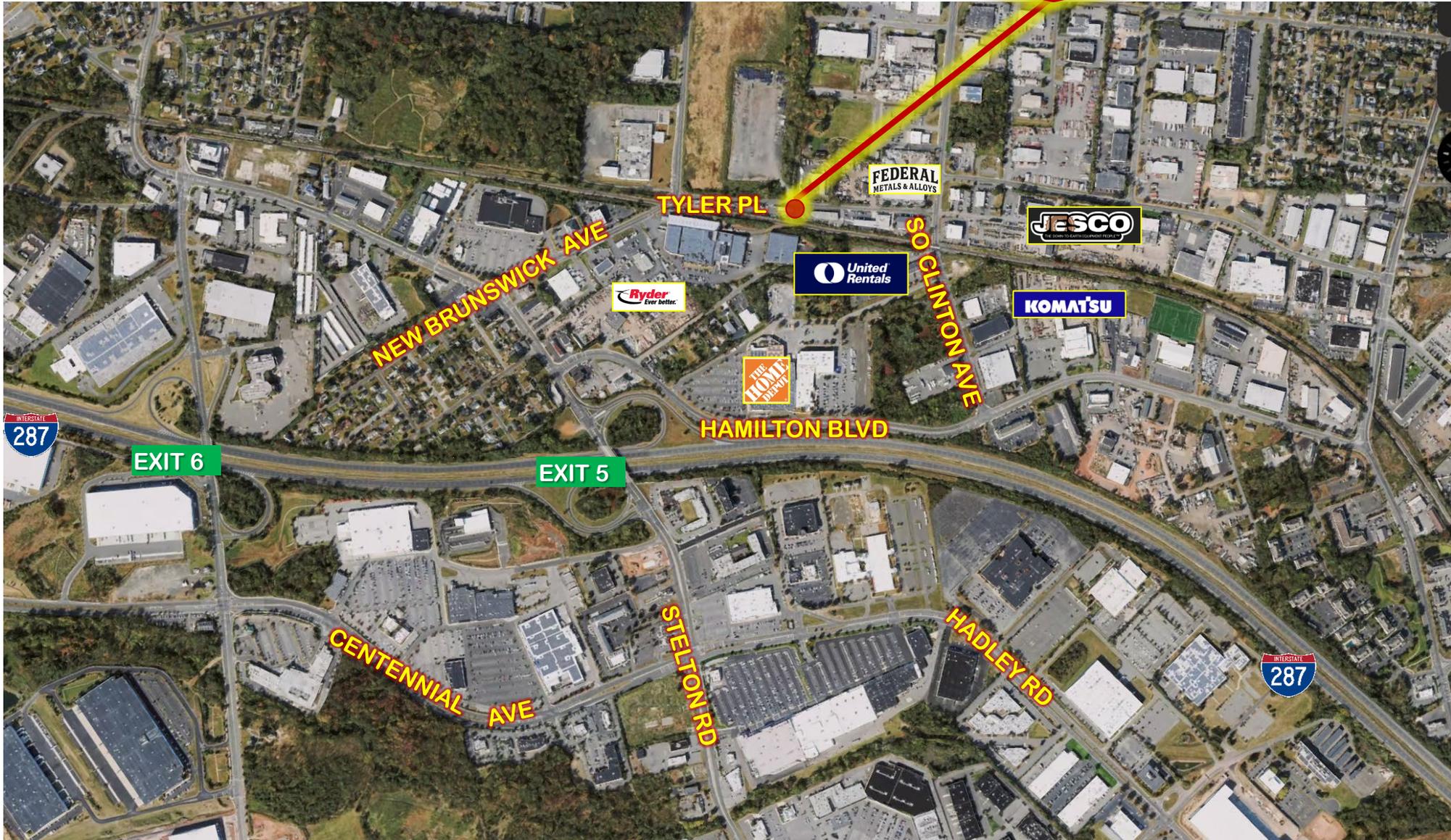
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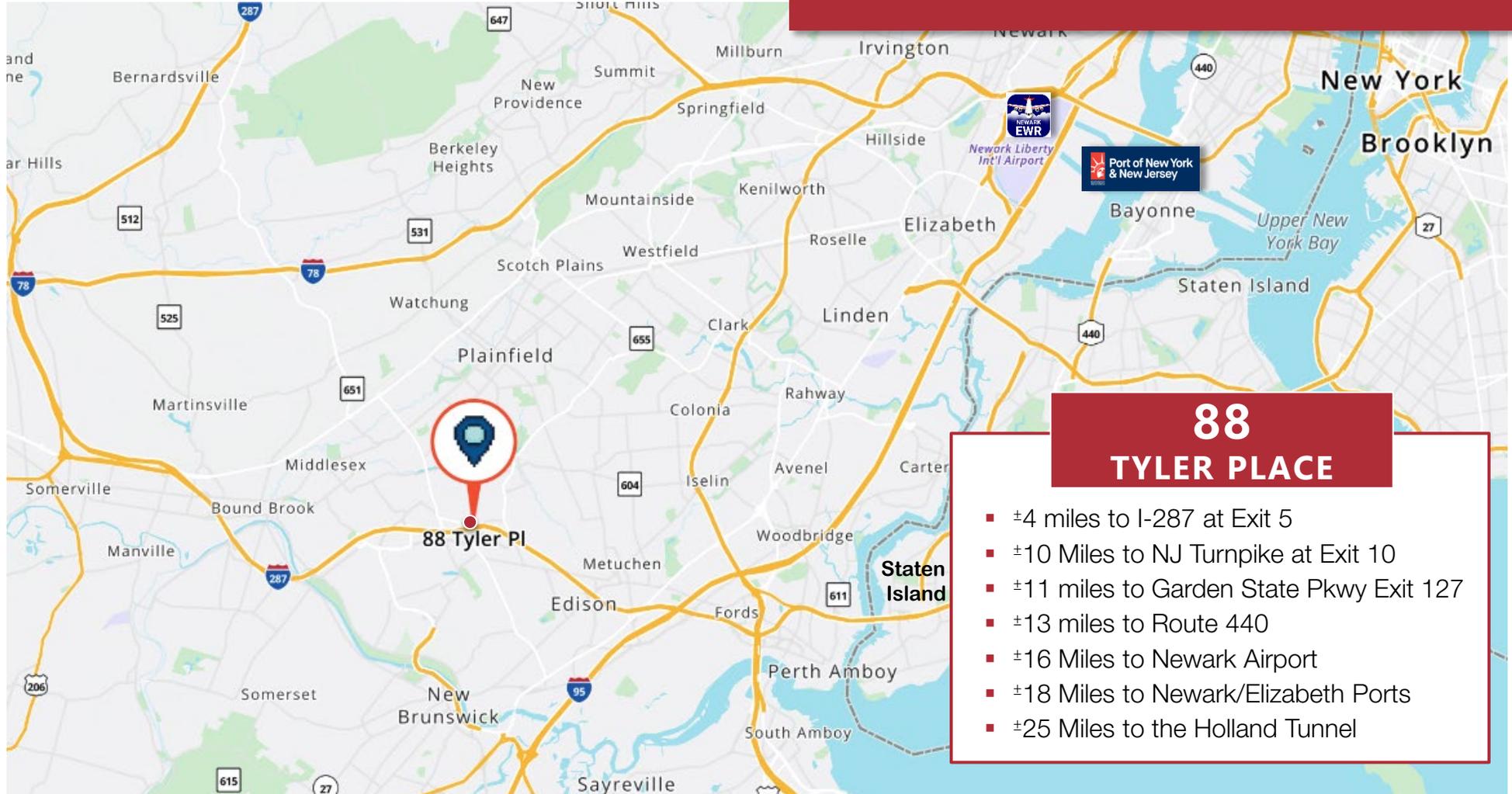
FLOOR PLAN



AERIAL MAP



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90 Woodbridge Center Drive, Suite 160
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