



7055 Central Highway Pennsauken, New Jersey

Available For Lease

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 **Faropoint**

Building A Overview

Building Size 20,721 SF

Warehouse Space ±18,268

Office Space ±2,453 SF

Ceiling Height 13' clear

Loading

- Two (2) loading docks
- One (1) 8' x 8' drive-in door

Column Spacing 24' x 44'

Sprinkler System 100% wet

Lighting LED

HVAC

- Air-conditioned office space
- New gas fired heaters suspended from ceiling, in warehouse

Utilities

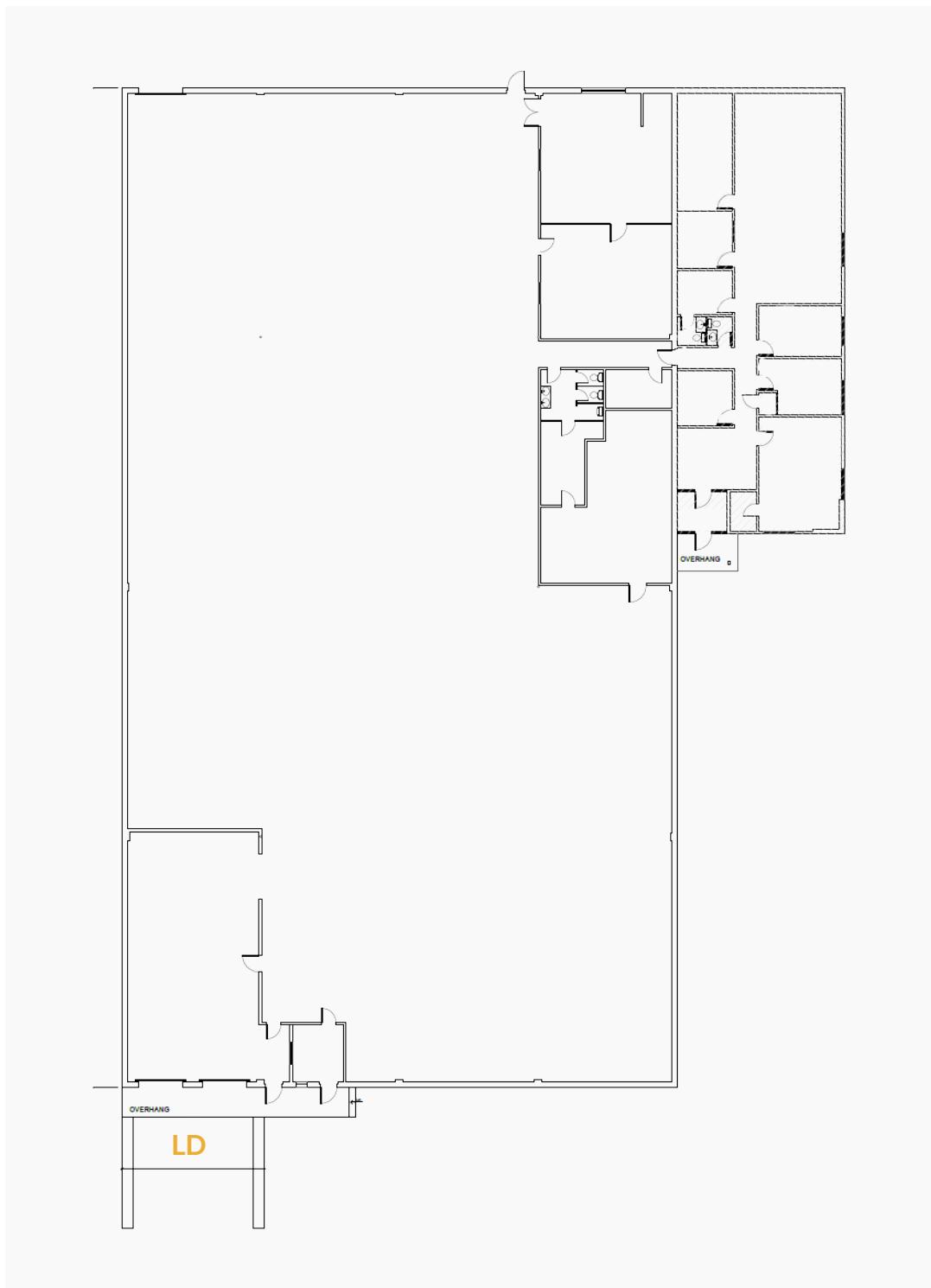
- PSE&G electric and gas
- Pennsauken Township water/sewer

Parking Twenty-nine (29) marked surface spaces (expandable)

Foundation Reinforced concrete slab-on-grade

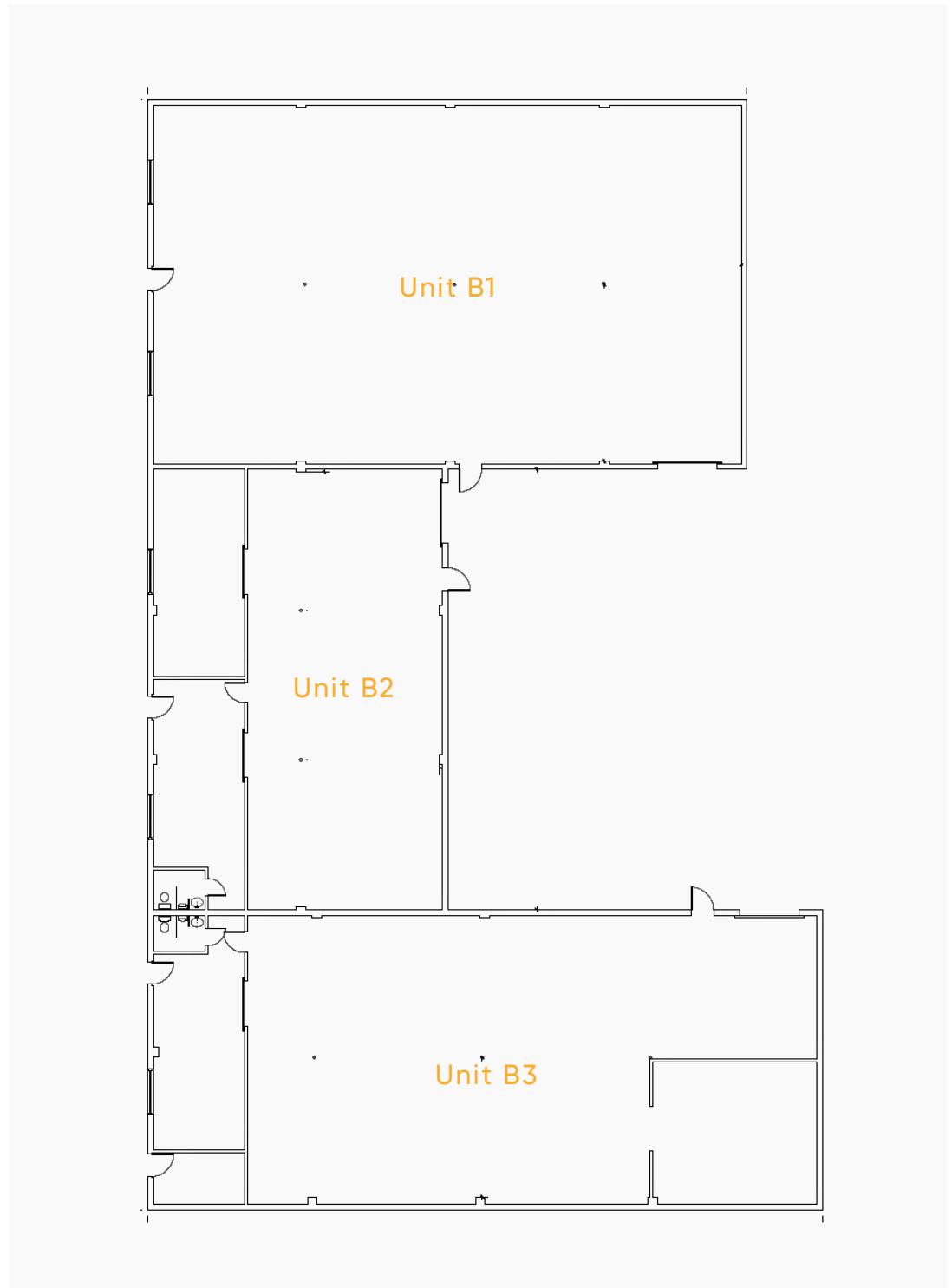
Structure

- Concrete block over steel frame
- New roof (2025)



Building B Overview

Building Size	9,967 SF
Unit B1 Space	3,957 SF
Unit B2 Space	2,396 SF
Unit B3 Space	3,614 SF <i>(Units can be combined)</i>
Ceiling Height	14' clear
Loading	Three (3) drive-in doors
Column Spacing	24'x44'
Sprinkler System	100% wet
Lighting	LED
HVAC	<ul style="list-style-type: none">• New gas fired heaters suspended from ceiling
Utilities	<ul style="list-style-type: none">• PSE&G electric and gas• Pennsauken Township water/sewer
Foundation	Reinforced concrete slab-on-grade
Structure	<ul style="list-style-type: none">• Concrete block over steel frame• New roof (2022)





Newly Whiteboxed:
fresh paint, LED lighting & asphalt paved parking



Site Access

7055 Central Highway

is strategically positioned in Pennsauken, NJ. 7055 Central Highway provides seamless access to Routes 90, 130, and 73, I-295, the NJ Turnpike, and Philadelphia via the Betsy Ross, Tacony-Palmyra, and Ben Franklin Bridges.



Interstate 295
14 minutes



NJ Turnpike
20 minutes



Ben Franklin Bridge
5 minutes

NJ-38 2 minutes

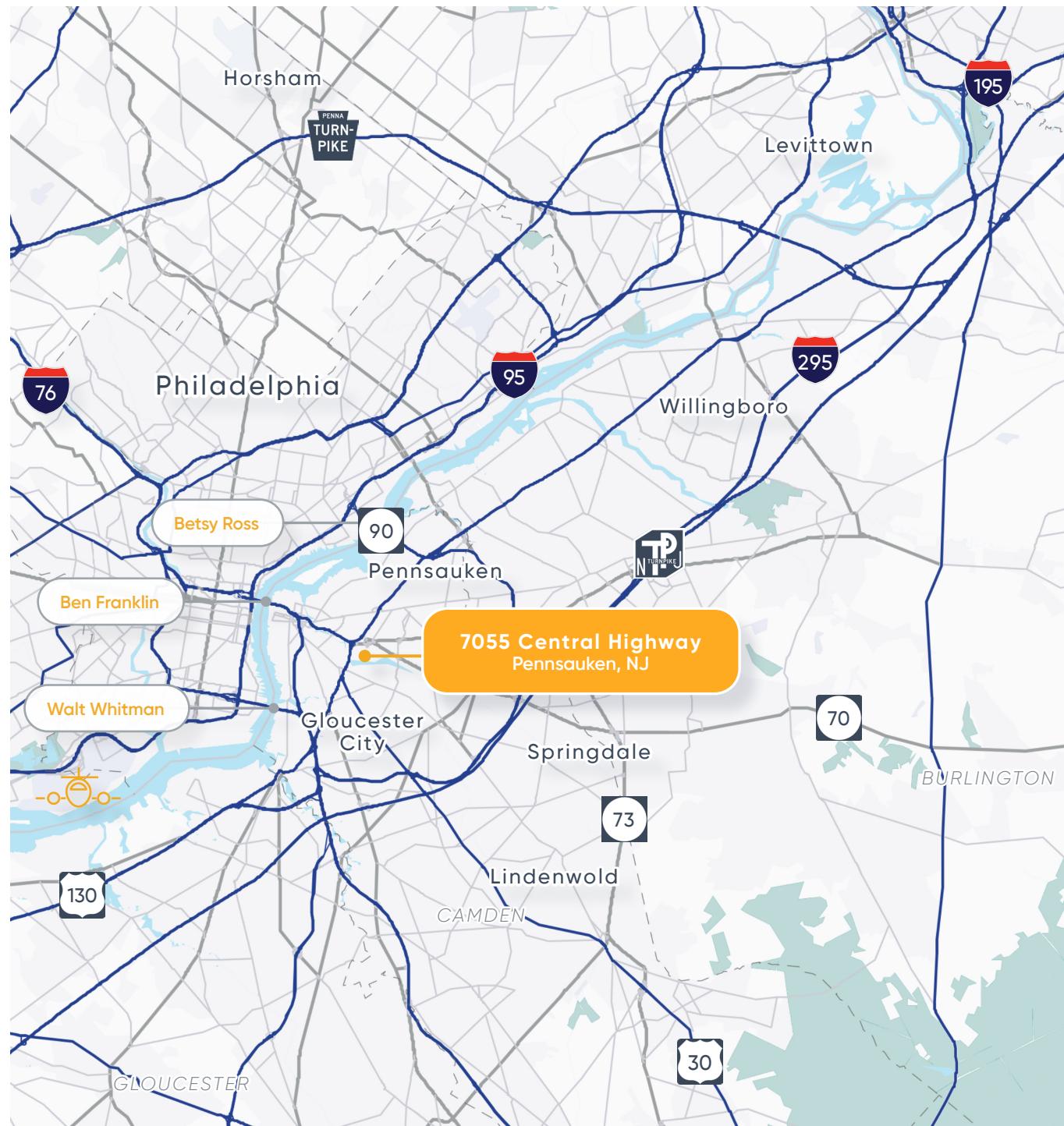
NJ-70 3 minutes

Route 130 3 minutes

Walt Whitman Bridge 9 minutes

Betsy Ross Bridge 13 minutes

PHL Int'l Airport 19 minutes





Contact

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