



FOR LEASE
±477,736 SF

CLASS A INDUSTRIAL BUILDING

1620 RIVER ROAD
BURLINGTON, NEW JERSEY

CP CLARION
PARTNERS

BURLINGTON
INDUSTRIAL PARK
BUILDING 2

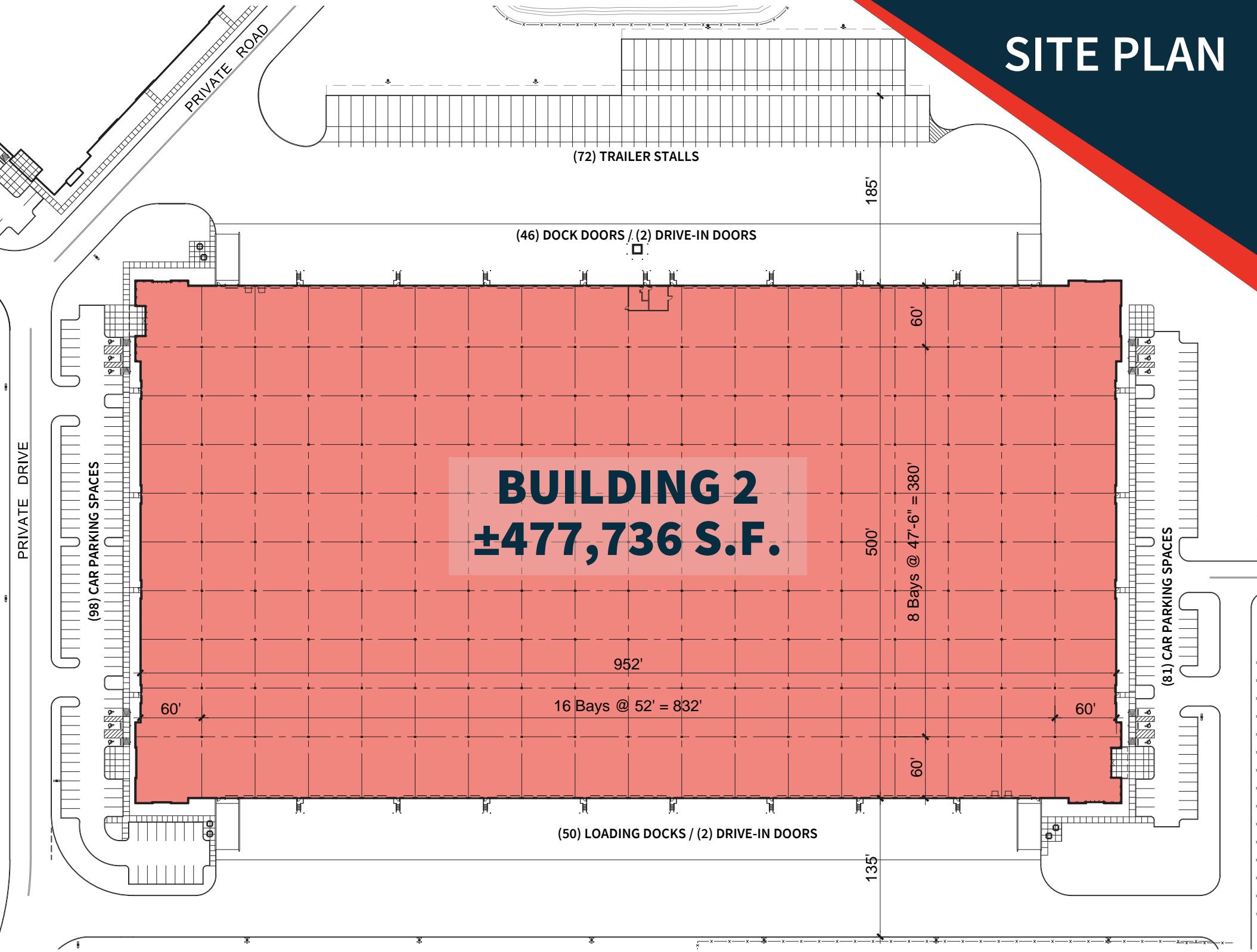
SPECIFICATIONS



BUILDING 2

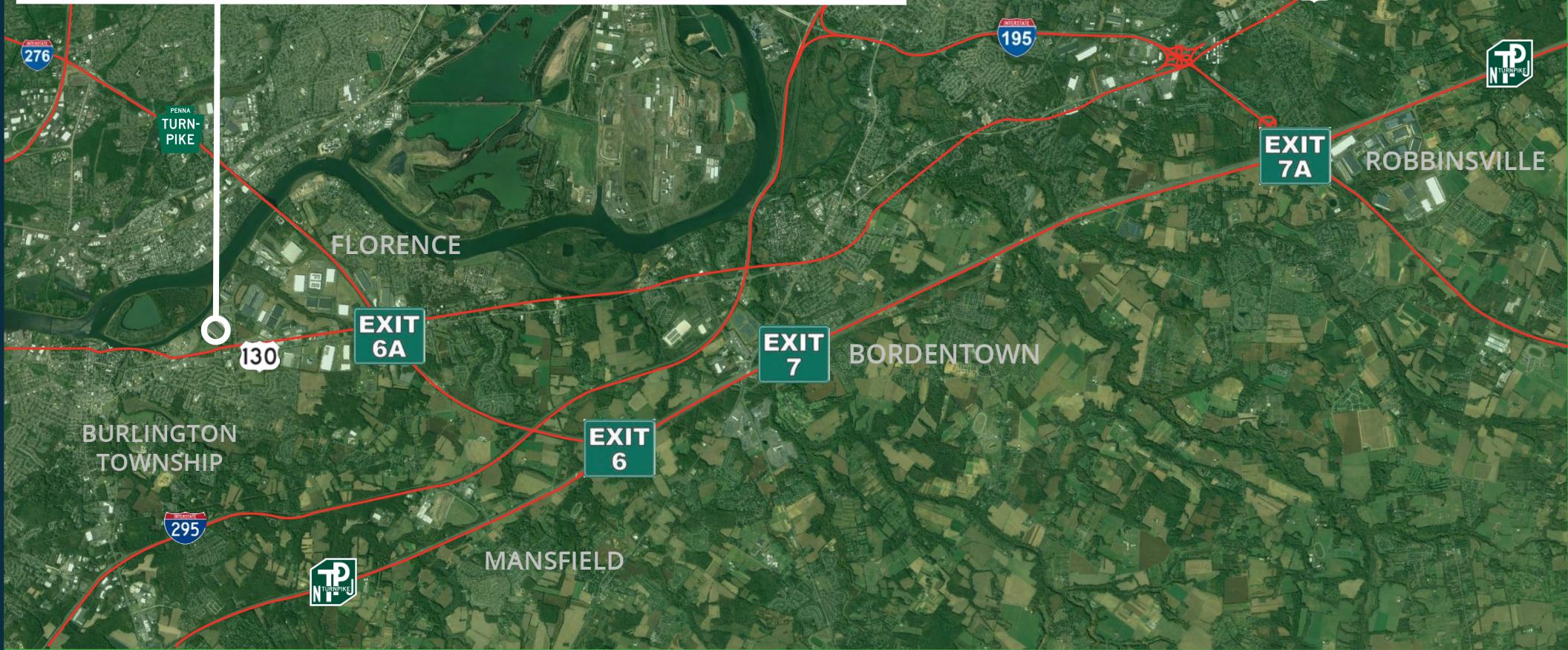
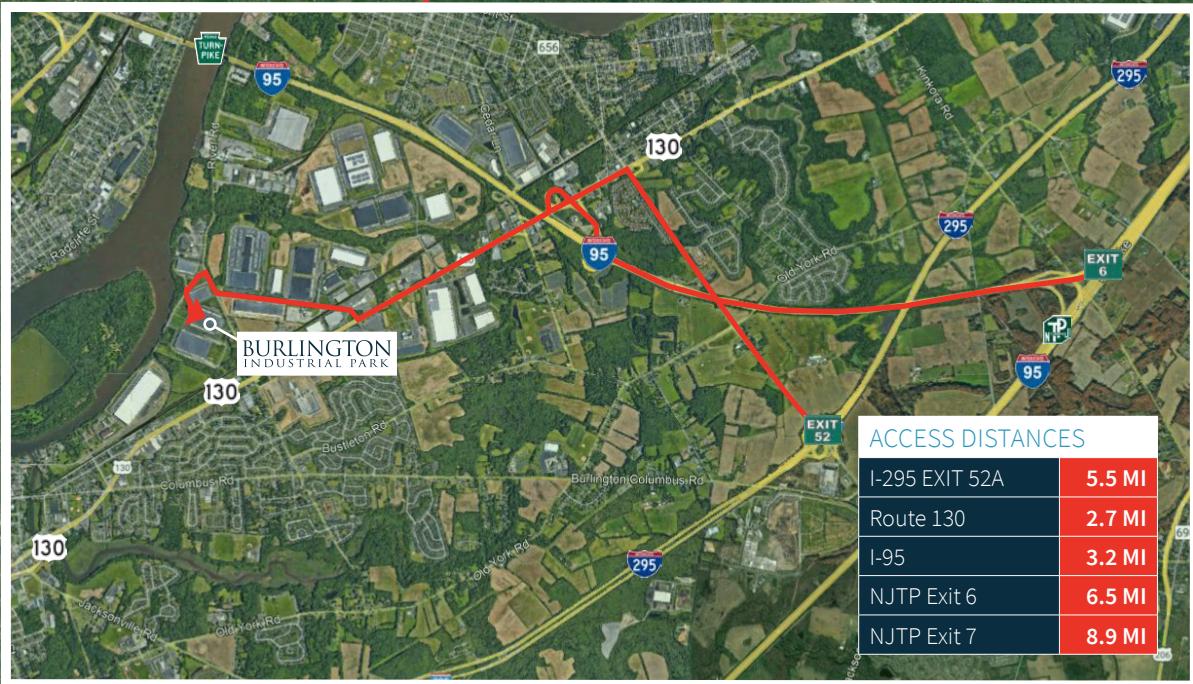
- ±477,736 square feet
- 952' x 500' building dimensions
- 5,000 square feet of office
- 36' minimum clear height (measured at underside of steel joist at first column line from loading walls)
- 96 (9'x10') dock doors in a cross-dock format
- 4 (12'x14') drive-in doors on grade
- 72 trailer spaces
- 179 car parking spaces
- Standard column spacing of 52' x 47'-6" with 60' speed bays
- 7" thick, 4000 PSI non-reinforced concrete slab on grade
- LED light fixtures
- ESFR sprinkler system
- Roof mounted, gas-fired, Cambridge heating units
- 1,500 amp 277/480 v, 3-phase service
- Circulating design with ability to secure

SITE PLAN





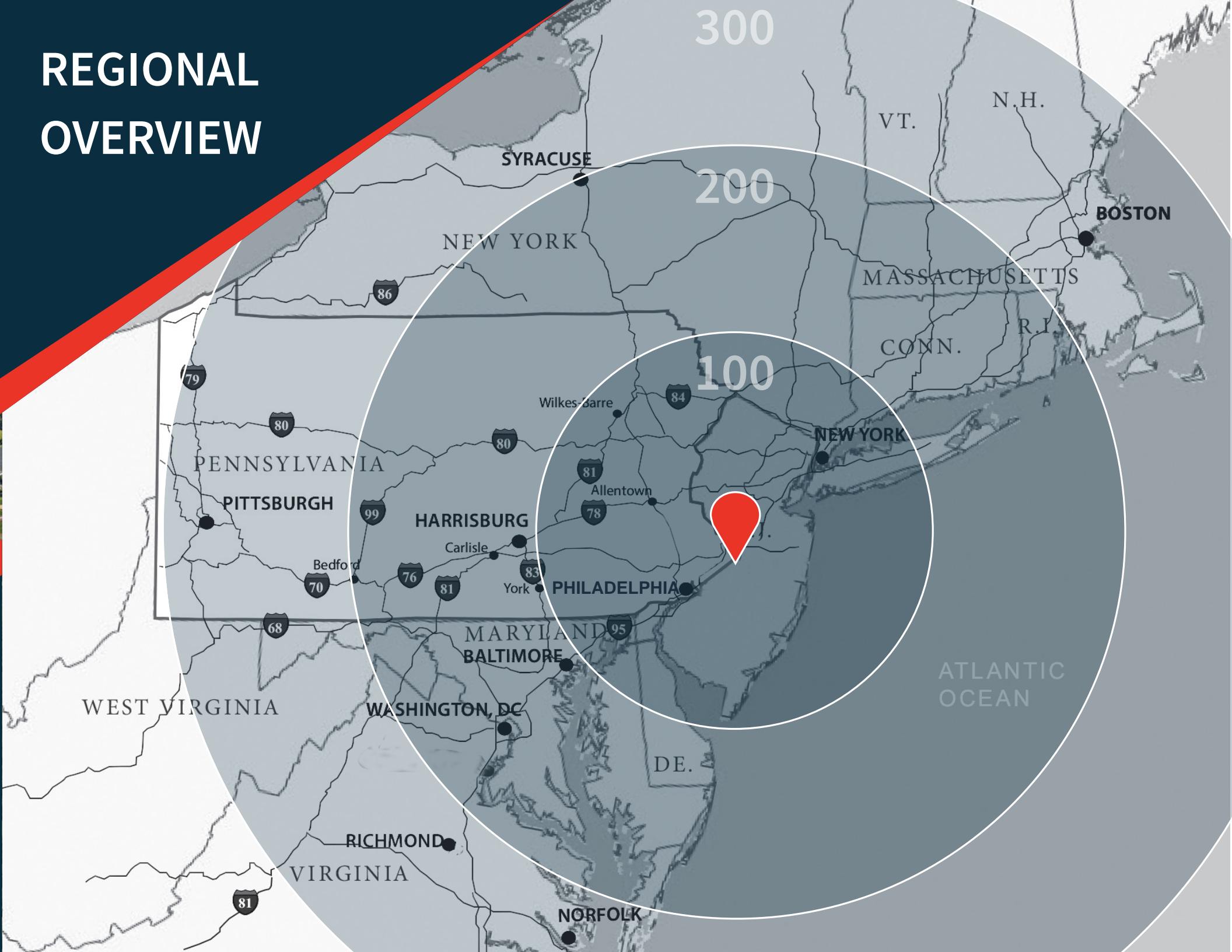
LOCATION ACCESS





CORPORATE NEIGHBORS

REGIONAL OVERVIEW



BURLINGTON INDUSTRIAL PARK

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