

FOR LEASE

Owned and Operated by



1501 West Blancke Street, Linden, NJ

71,435 SF - 115,935 SF Available



LEASING INFO & CONTACT

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Bussel
Realty

Metz
Industrial Team



WAREHOUSE WITH ADDITIONAL FOOD PACKAGING & COLD STORAGE FACILITY

PROPERTY HIGHLIGHTS

Building Size 1115,935 SF

Available 71,435 SF - 115,935 SF

Office +/-7,500 SF

Lot Size 4.48 Acres

Ceiling Height 12'-26'5" Clear

Tailboards 13

Drive-in 2

Power Heavy

Sprinkler Wet

Heat Gas

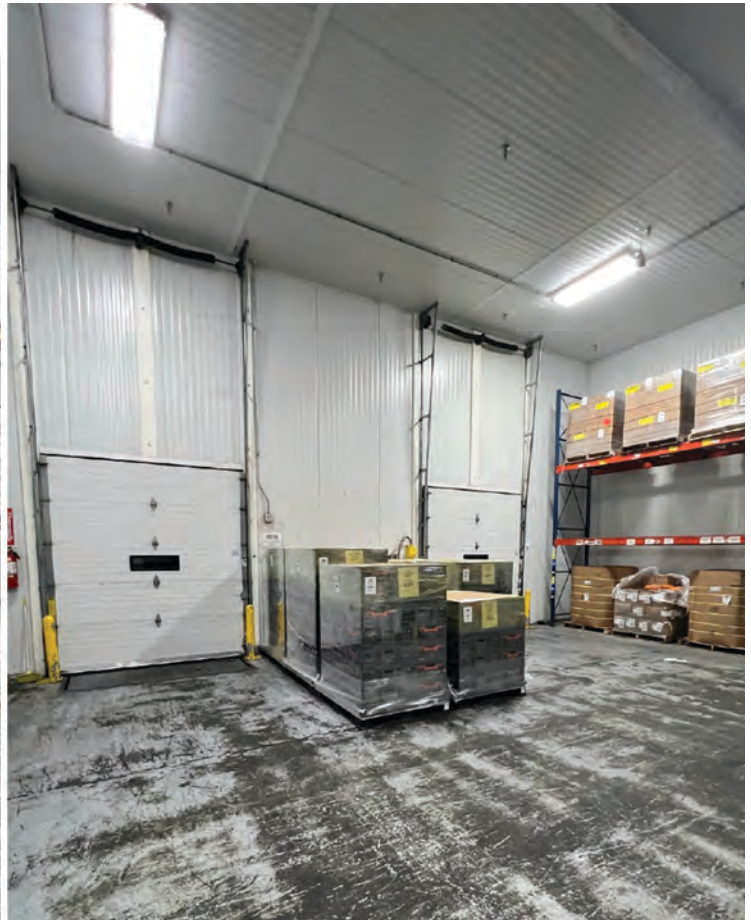
Parking 50+ Automobiles

Zoning Light Industrial

Road Access Route 1-9 , NJ Turnpike

Mass Transit NJ Transit Train Station

Near Newark Airport, Port Newark/
Elizabeth, and Goethals
Bridge to Brooklyn, NY



REFRIGERATED/ FREEZER SPACE

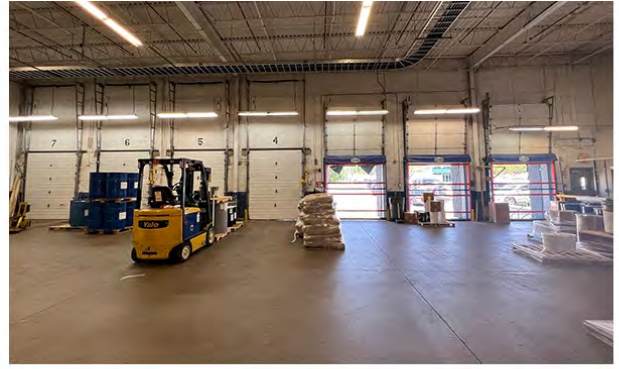
Size	44,478 SF
Ceiling Height	12' Clear in Cooler 18'5" Clear in Freezer 26'5" Clear in Warehouse
First Floor	9 Offices & Warehouse 1 Freezer & 3 Refrig. Coolers
Second Floor	1 Office & 1 Conference Rm Men's & Women's Lockers

PRODUCTION REFRIGERATED AREAS

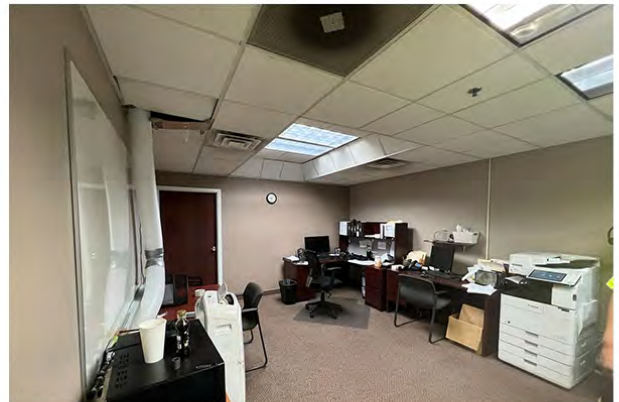
- Labels / Sleeves Area
- Assembly Area
- Staging Areas
- Preparation Area
- Packaging Line Rooms
- Freezer / Cooler Rooms

Temperatures:

Prep Room:	38 Degrees
WIP/Staging:	38 Degrees
Assembly:	38 Degrees
Pick & Pack:	38 Degrees
Cooler:	38 Degrees
Day Bin Cooler:	40 Degrees
Freezer:	0 Degrees



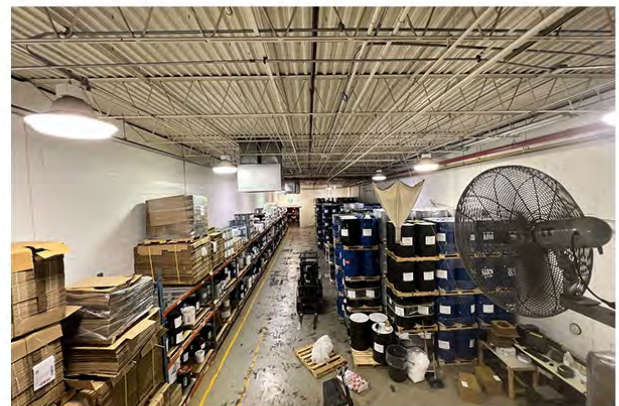
TAILBOARD & LOADING



INTERIOR OFFICES

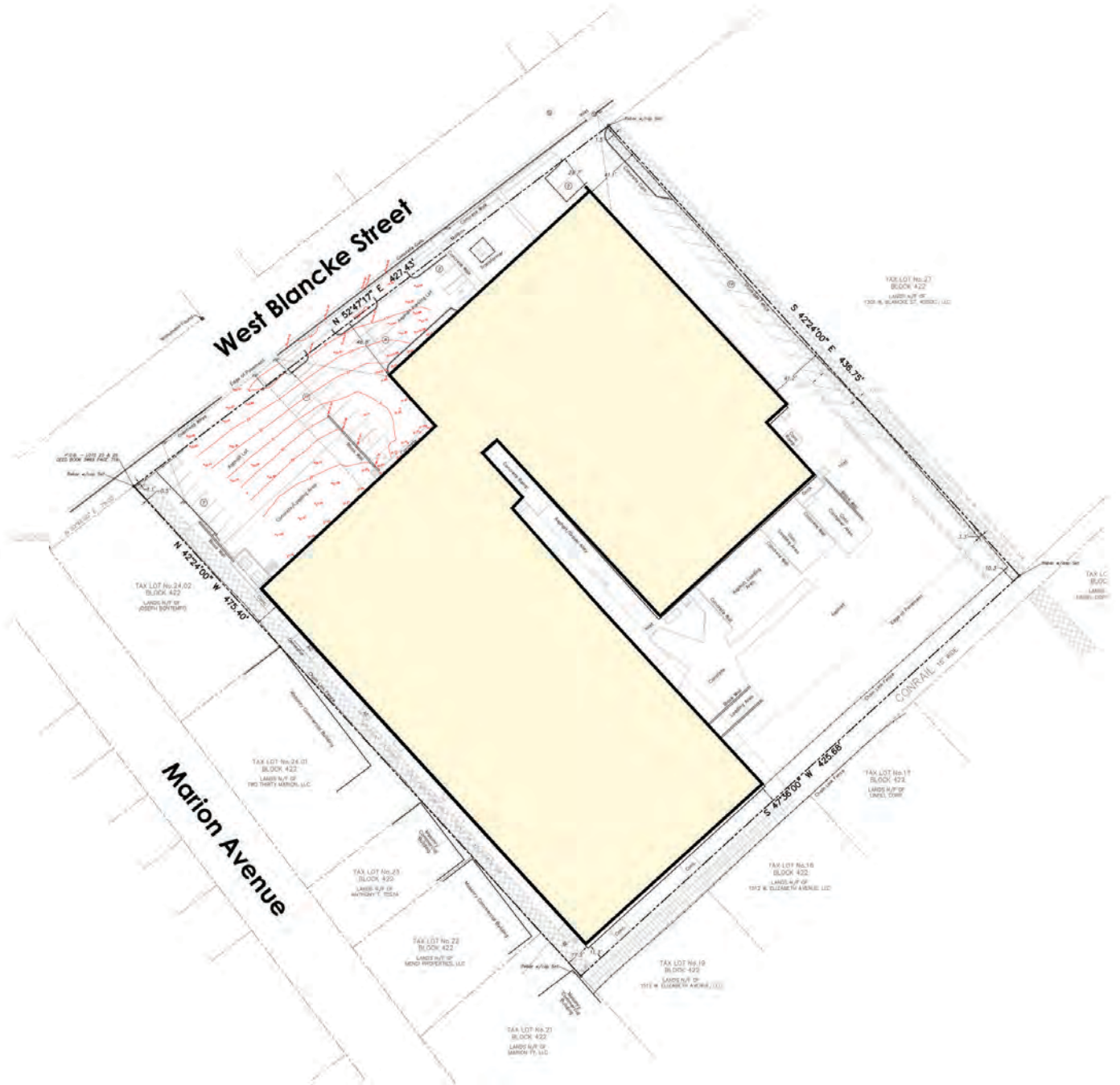


WAREHOUSE / DISTRIBUTION SPACE



RESTROOMS / WAREHOUSE SPACE

SURVEY





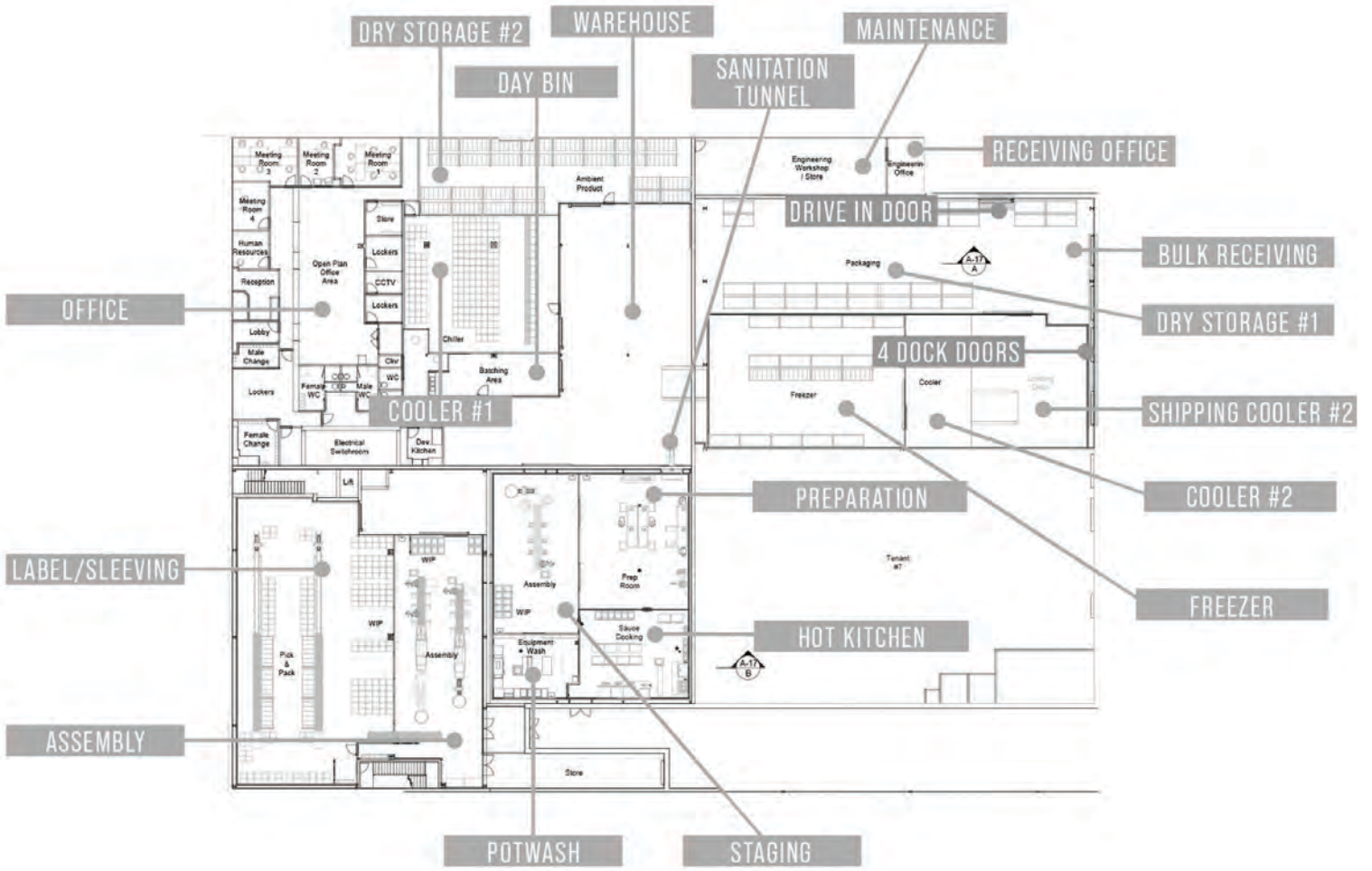
FLOOR PLAN - WAREHOUSE LEVEL 1

Level 2 Office

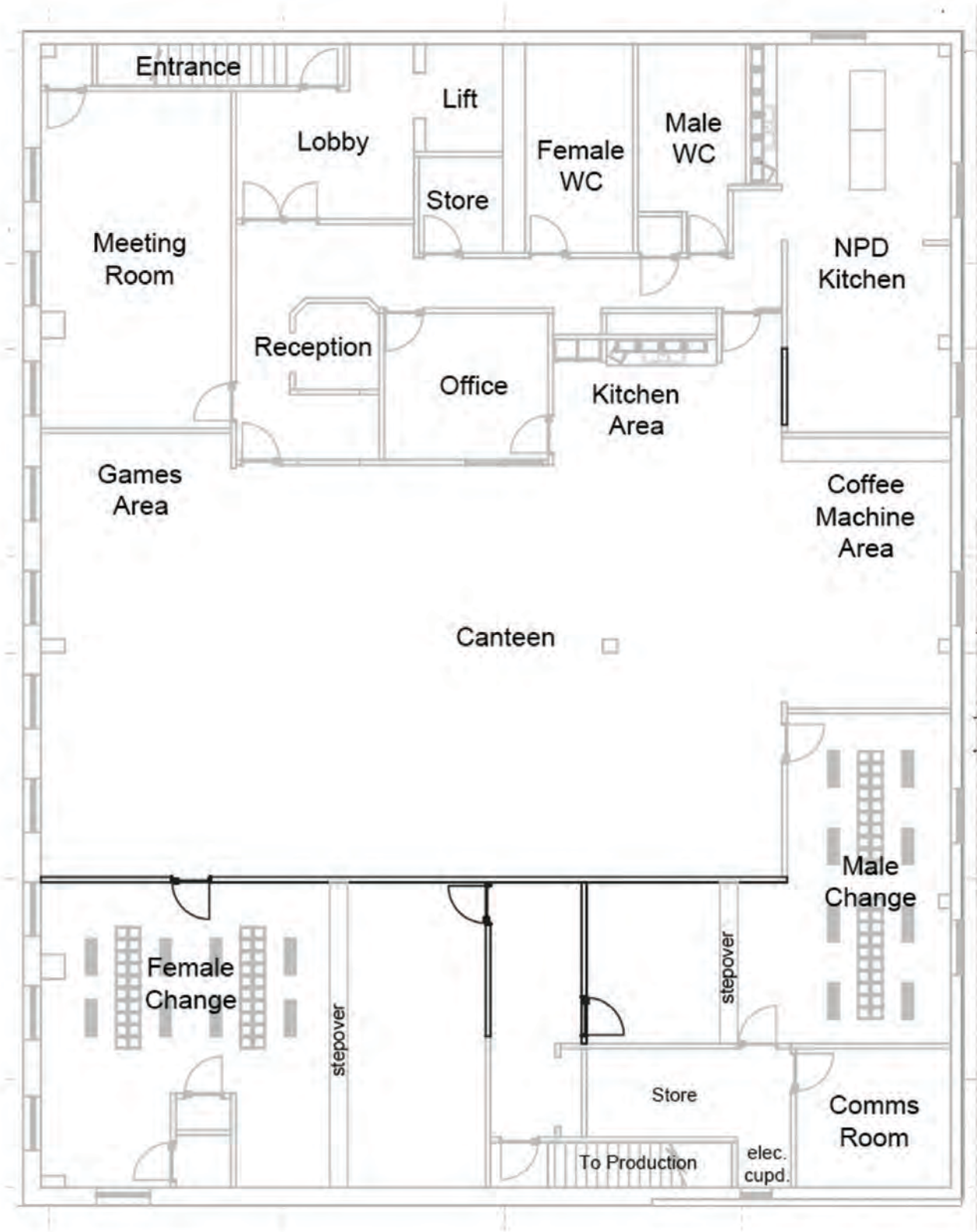


LEVEL 2 OFFICE

FLOOR PLAN - FIRST FLOOR



FLOOR PLAN - SECOND FLOOR



LOCATION MAP

