

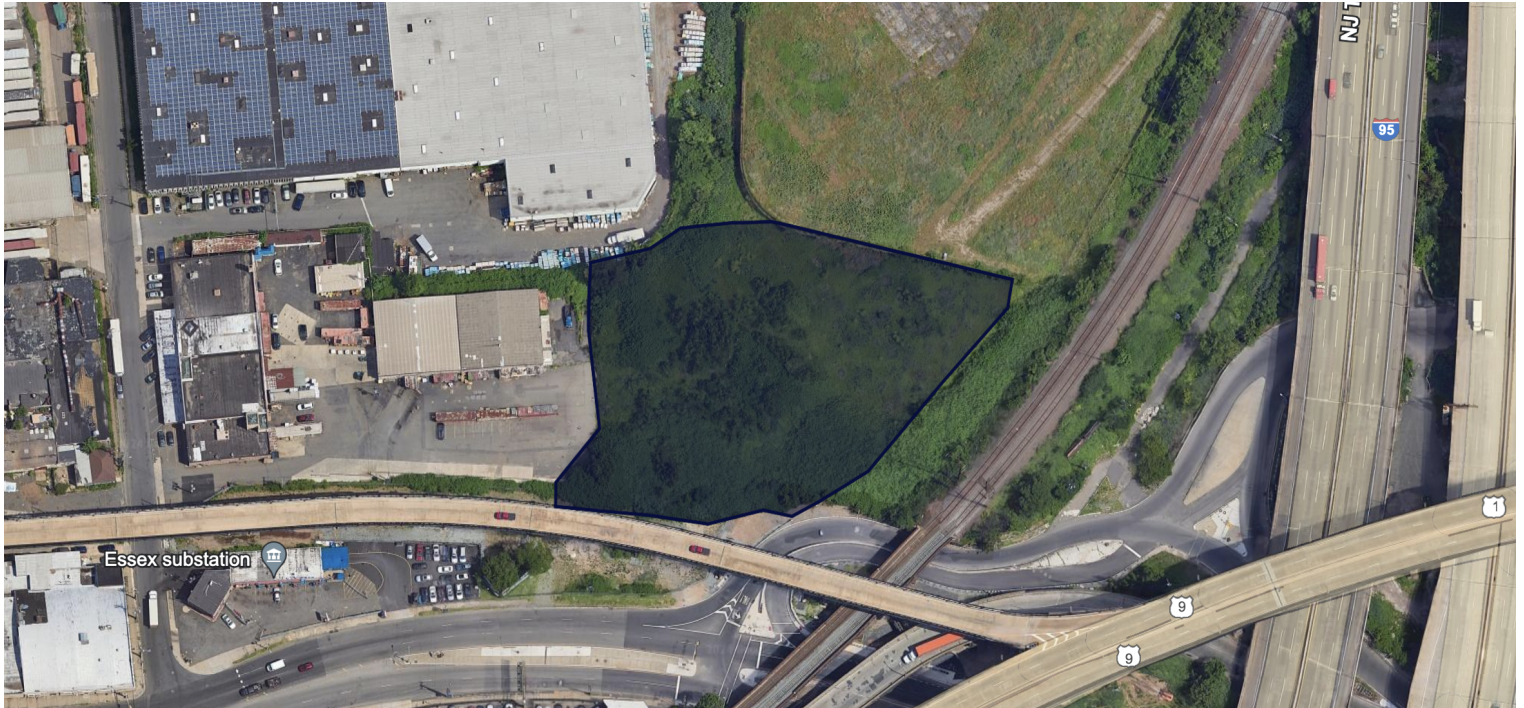
18 Blanchard St

Newark, NJ 07105

FOR LEASE Land



PRE
Real Estate Services



Offering Summary

Lease Rate:	Negotiable
Occupancy:	August 2024

Property Details

Lot size:	2 acres
Available SF:	87,120 SF
Zoning:	I-3
Use:	Outdoor storage permitted
Improvements:	Delivered graded, fenced, and gated with all utilities
Location:	Port Newark

Property Description

Located in the City of Newark, New Jersey, this property offers convenient access to major transportation routes, including Route 95, Route 78, Route 1/9, and one mile from Port Newark. Its strategic positioning ensures the efficient management of distribution and supply chain operations for both clients and customers.

Situated within the I-3 zoning district, this property is ideally suited for a variety of industrial applications, including truck and car parking, auto export manufacturing, warehousing, distribution, and logistics. The surrounding industrial area is characterized by well-established businesses, reliable suppliers, a skilled labor force, and easily accessible public transportation.

For additional information or to schedule a site visit, please don't hesitate to contact us. We eagerly anticipate the opportunity to assist you in finding the perfect solution for your business.

Jason Marzano

Director of Leasing
201.341.7107
jmarzano@pre-services.com

PRE Commercial Real Estate

844 McCarter Highway
Newark, NJ 07102
973.690.5663
pre-services.com

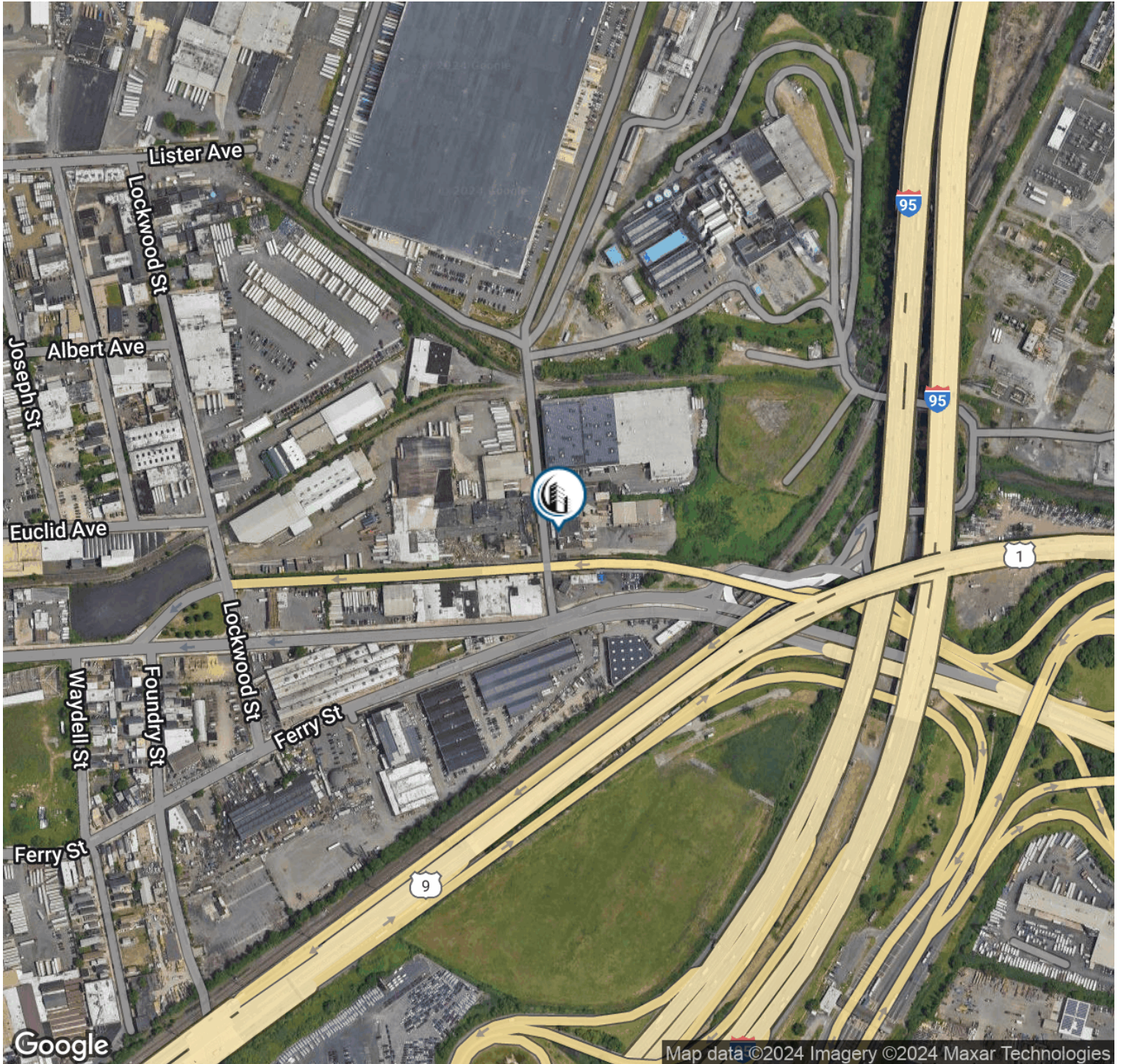
18 Blanchard St

Newark, NJ 07105

FOR LEASE Land



PRE
Real Estate Services



Jason Marzano

Director of Leasing

201.341.7107

jmarzano@pre-services.com

PRE Commercial Real Estate

844 McCarter Highway

Newark, NJ 07102

973.690.5663

pre-services.com

No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.