

VELOCITY BUSINESS PARK

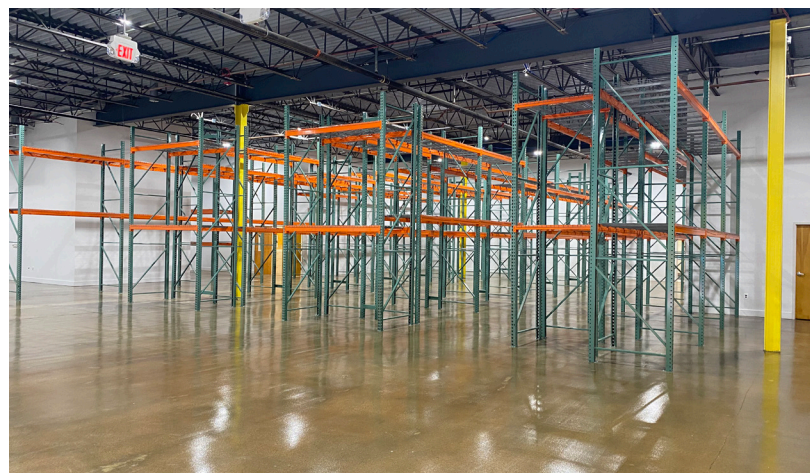
STOW ROAD | MARLTON, NJ

**AVAILABLE
FOR LEASE**







INDUSTRIAL UNITS FOR LEASE - 5,500 - 12,000 SF AVAILABLE

RENOVATIONS RECENTLY COMPLETED AT THIS PRIME EXIT 4 LOCATION




FOR MORE INFORMATION

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NAIMertz

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CURRENT AVAILABILITIES

VELOCITY BUSINESS PARK STOW ROAD | MARLTON, NJ

ABOUT VELOCITY BUSINESS PARK

Velocity Business Park is a light industrial complex located minutes from Routes 73, 70, I-295 and the NJ Turnpike. Institutional-quality construction provides a professional setting for all industrial and office users. The buildings boast efficient layouts, direct access entrances / loading and tenant control of utilities. VBP is currently home to a mix of twenty publicly-traded, regional and local businesses. Units range from 3,000 to 20,000 SF and feature a mix of loading dock / drive-in configurations.

| 8 STOW ROAD | SF | CEILING HT | LOADING |
|-------------|-------|------------|-------------|
| SUITE 200 | 5,445 | 17' | 1 TG / 1 DI |

| 9 STOW ROAD | SF | CEILING HT | LOADING |
|-------------|--------|------------|---------|
| SUITE E * | 12,266 | 17' | 2 DI |

* FULLY AIR CONDITIONED

10 STOW ROAD **FULLY LEASED**

12 STOW ROAD **FULLY LEASED**

14 STOW ROAD **FULLY LEASED**

EASY ACCESS TO NJ TURNPIKE & I-295



OFFICE SPACE CAN BE BUILT TO SUIT



9
STOW
ROAD



10
STOW
ROAD



14
STOW
ROAD

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SITE PLAN

VELOCITY BUSINESS PARK STOW ROAD | MARLTON, NJ



14
STOW
ROAD

12
STOW
ROAD

10
STOW
ROAD

9
STOW
ROAD

8
STOW
ROAD

SUITE 200 - LEASED
SUITE 150 - LEASED
SUITE 100 - LEASED

SUITE 100 - LEASED
SUITE 130 - LEASED
SUITE 140 - LEASED
SUITE 200 - LEASED
SUITE 210 - LEASED

SUITE 50 - LEASED
SUITE 150 - LEASED
SUITE 200 - LEASED
SUITE 100 - LEASED

SUITE 100 - LEASED
SUITE 110 - LEASED
SUITE 120 - LEASED
SUITE 130 - LEASED
SUITE 160 - LEASED
SUITE 200 - AVAILABLE

SUITE A - LEASED
SUITE A1 - LEASED
SUITE B - LEASED
SUITE C / D - LEASED
SUITE E - AVAILABLE

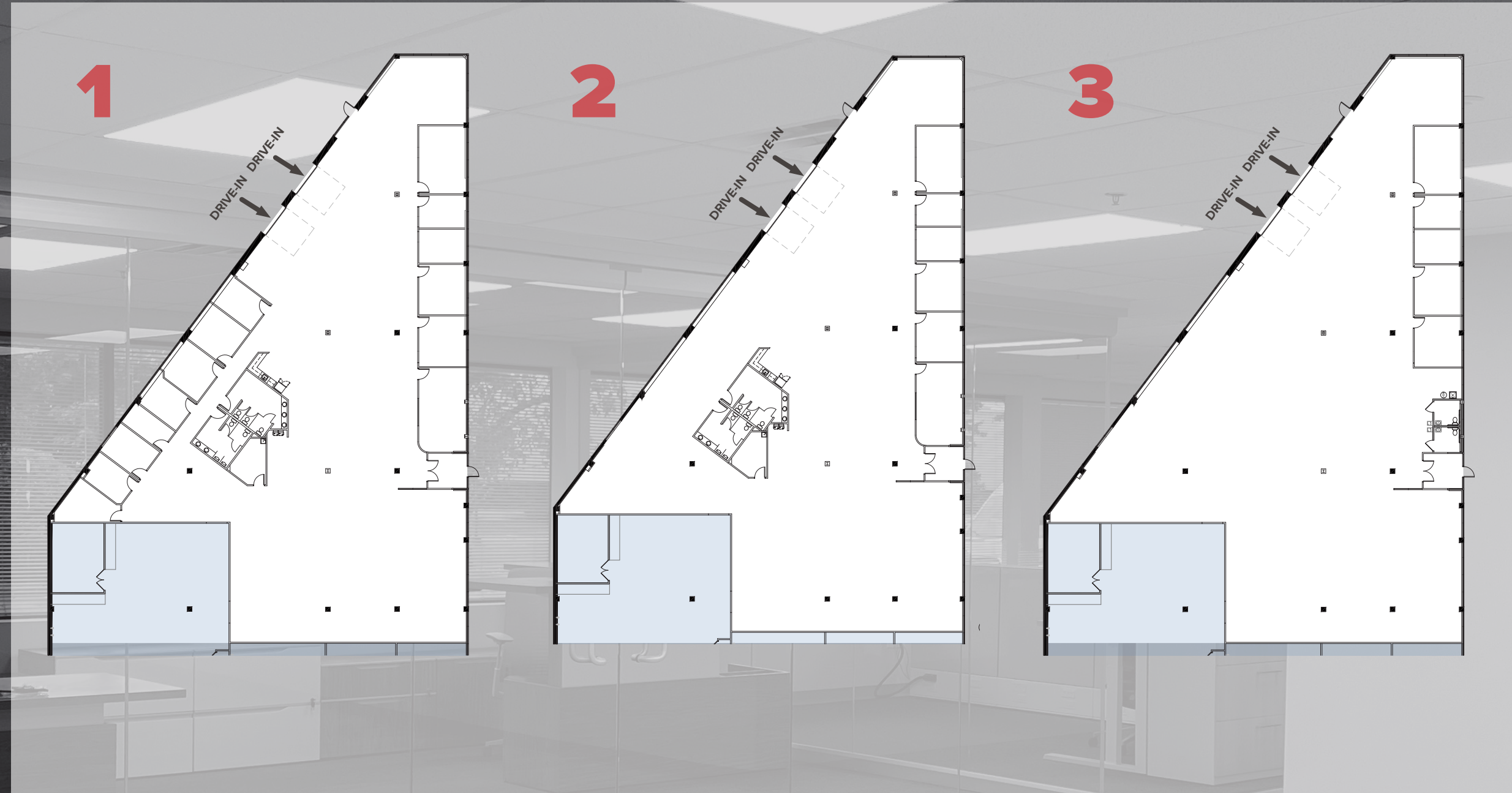
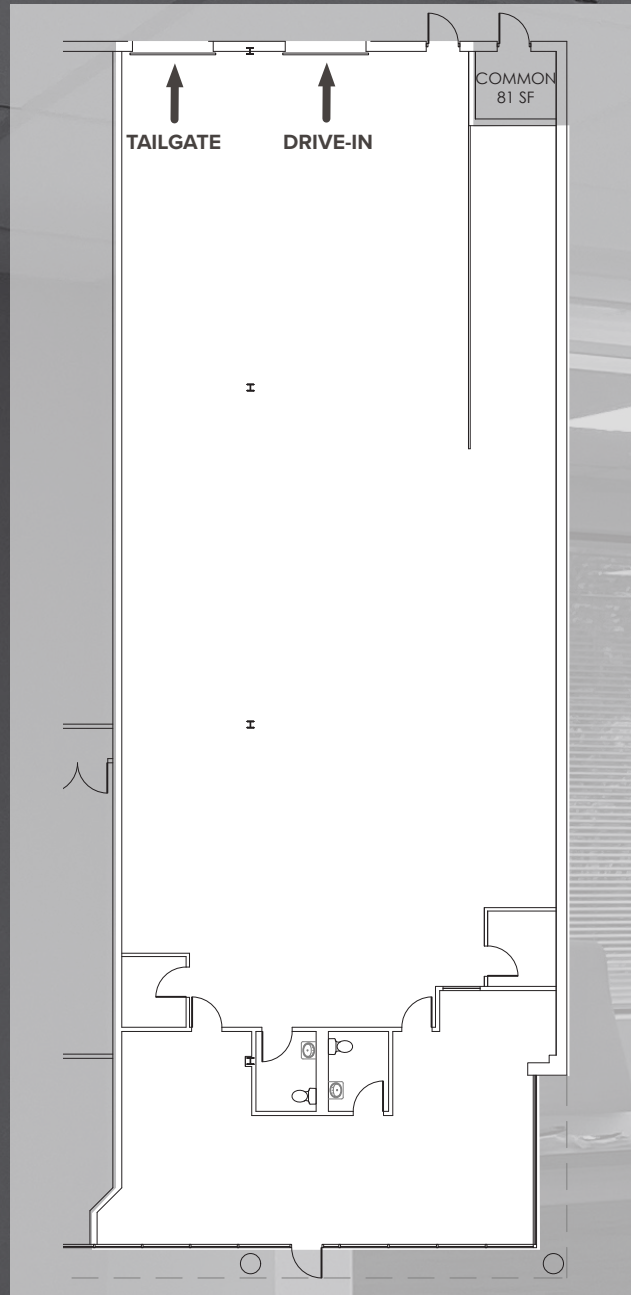
FLOORPLANS

VELOCITY BUSINESS PARK

STOW ROAD | MARLTON, NJ

8 STOW ROAD SUITE 200 | 5,445 SF

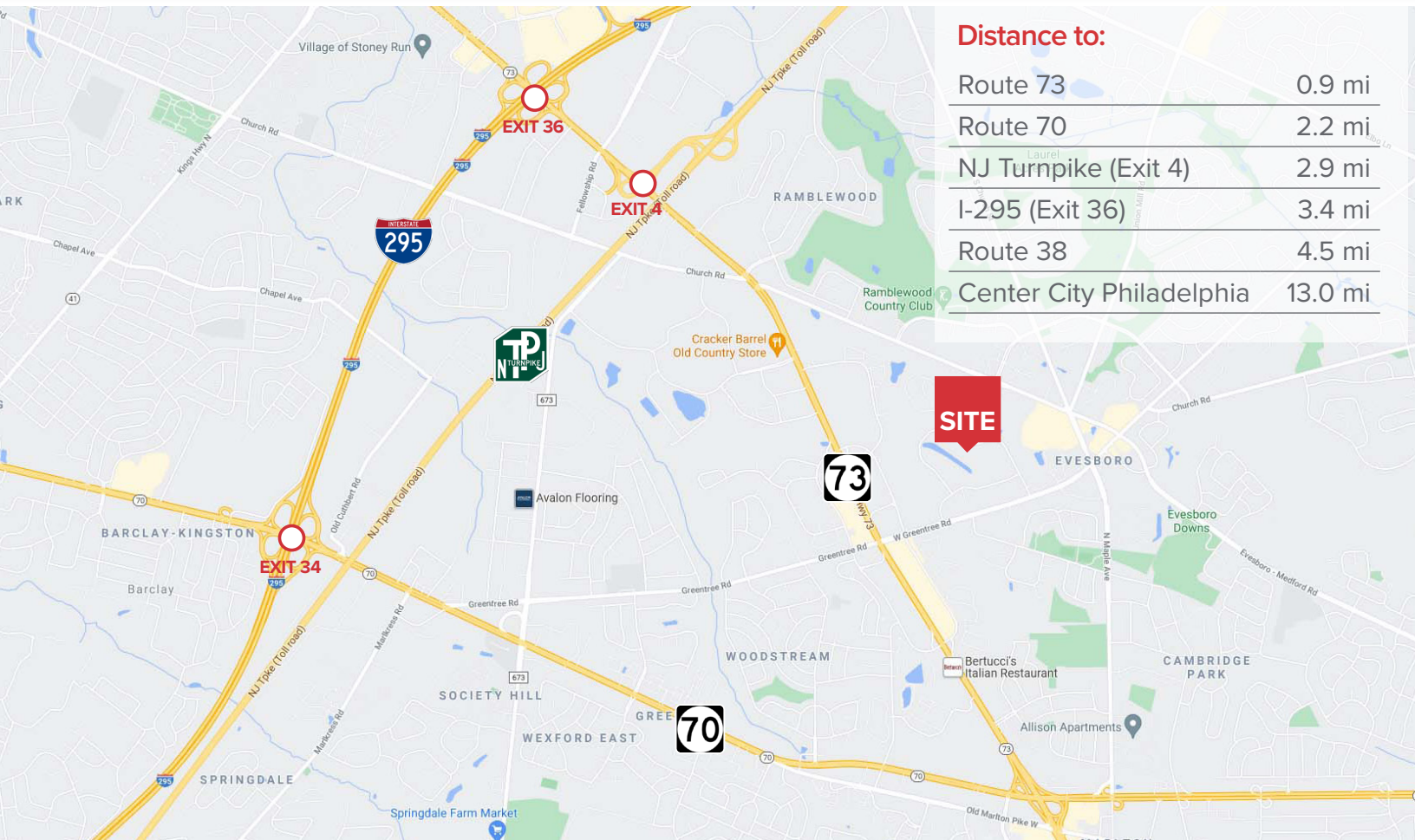
9 STOW ROAD SUITE E | 12,266 SF CAN BE FIT OUT TO SUIT TENANT REQUIREMENTS



LOCATION INFORMATION

VELOCITY BUSINESS PARK

STOW ROAD | MARLTON, NJ



Distance to:

| | |
|--------------------------|---------|
| Route 73 | 0.9 mi |
| Route 70 | 2.2 mi |
| NJ Turnpike (Exit 4) | 2.9 mi |
| I-295 (Exit 36) | 3.4 mi |
| Route 38 | 4.5 mi |
| Center City Philadelphia | 13.0 mi |

NEW OWNERSHIP

ABOUT VELOCITY VENTURES

Velocity Venture Partners is a leading developer of industrial real estate throughout New Jersey and Pennsylvania. The firm devotes its time exclusively to distribution, fulfillment and manufacturing style assets that are located close to densely populated suburban corridors and major transportation arteries. The team currently owns and operates over 7 million square feet of industrial space throughout the region - a portfolio comprising 200 tenants and 70 properties. Velocity was founded by Gloucester County-native Tony Grelli and Montgomery County-native Zach Moore. Learn more at www.velocityinv.com



VELOCITY VENTURES



LEASING



ABOUT NAI MERTZ




NAI Mertz, a leading full-service commercial real estate firm, was named an NAI Global Office of the Year. NAI Global has more than 375 offices globally with over 6,000 local market professionals, managing in excess of over 1.15B square feet of property. NAI Mertz is based out of four local offices in Mount Laurel, NJ; Philadelphia, Bucks County and Wilkes-Barre, PA.

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