

**30-Year Pilot**

**Building A**  
**1,200,507 SF**

**Building B**  
**512,442 SF**  
**(divisible)**



**373 N Broadway**  
**Pennsville Township**  
**New Jersey**



**PGIM** REAL ESTATE

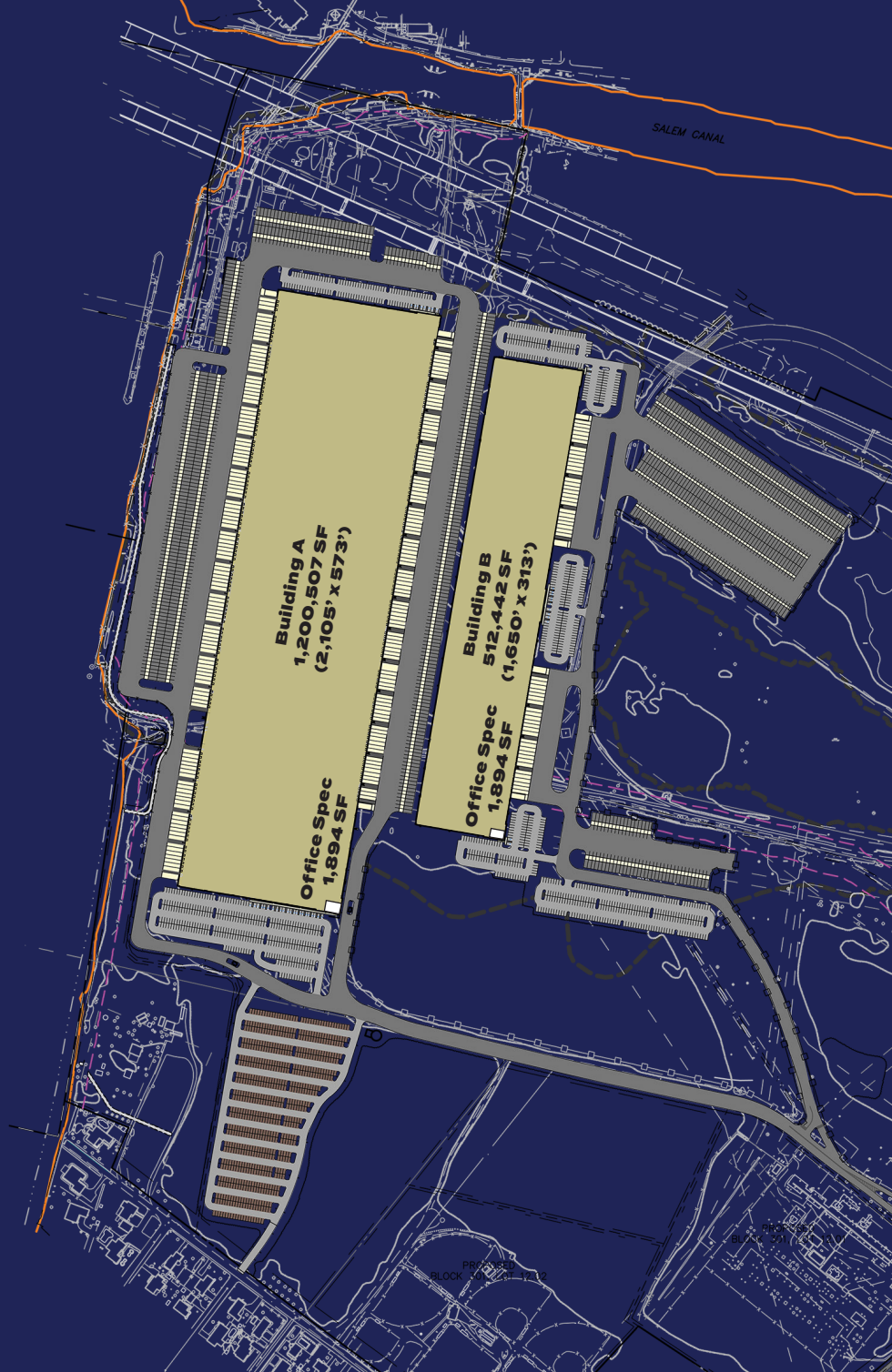
**CBRE**





# SITE PLAN

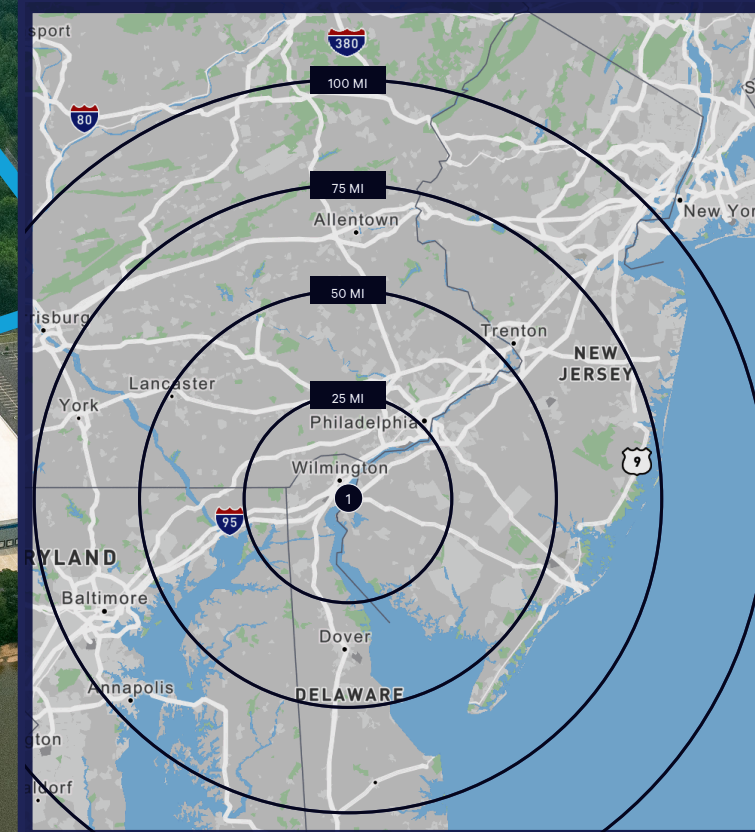
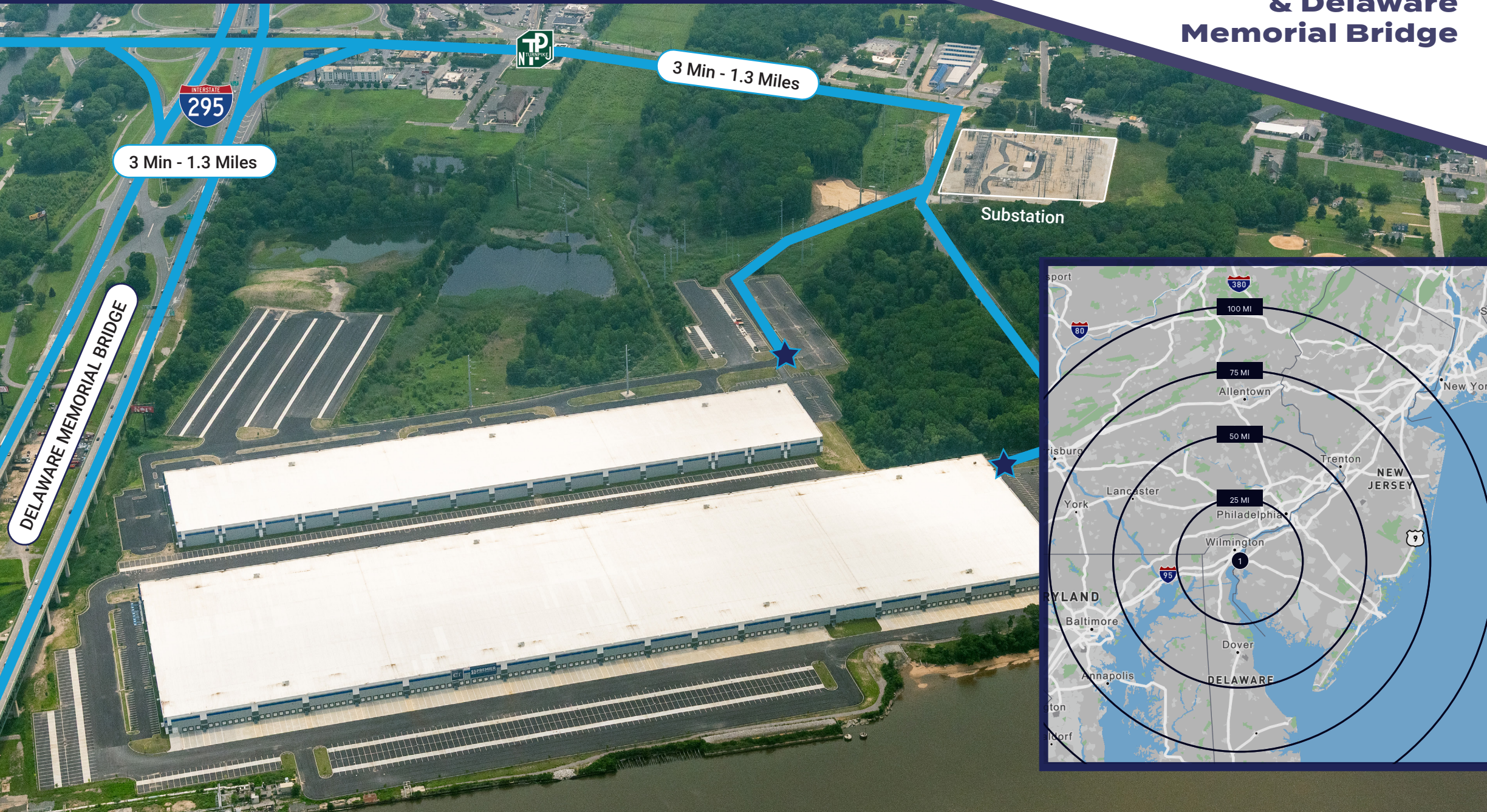
	Garden State Logistics Park: <b>Building A</b>	Garden State Logistics Park: <b>Building B</b>
Total SF Available	1,200,507 SF	512,442 SF (divisible)
Office Spec	1,894 SF	1,894 SF
Clear Height	40'	40'
Column Spacing	55' x 50' (speed bay)	55' x 50' (speed bay)
Dock Doors	(222) 9' x 10' manually operated, 10,000 cycle springs, 2" vertical lift track, 26 Gauge, R17.54 with one (1) vision lite.	(54) 9' x 10' manually operated, 10,000 cycle springs, 2" vertical lift track, 26 Gauge, R17.54 with one (1) vision lite.
Drive-in Doors	4	4
Building Dimensions	2,105' x 573'	1,650' x 313'
Truck Court Depth	190'	133'
Car Parking	1,160	667
Trailer Parking	421	350
Floor Slab	8" Unreinforced Concrete over 6" of Stone	8" Unreinforced Concrete over 6" of Stone
Fire Protection	ESFR, K-22 system designed to accommodate Class 1-4 Commodities and Cartoned Unexpanded Plastics	ESFR, K-22 system designed to accommodate Class 1-4 Commodities and Cartoned Unexpanded Plastics
Interior Lighting	LED high bay light fixtures with motion sensors have been provided for "stumble lighting" at each future office.	LED high bay light fixtures with motion sensors have been provided for "stumble lighting" at each future office.
HVAC	(8) 80/20 units have been provided to maintain +60°F at 0°F outside air temperature inside the warehouse.	(3) 80/20 units have been provided to maintain +60°F at 0°F outside air temperature inside the warehouse.



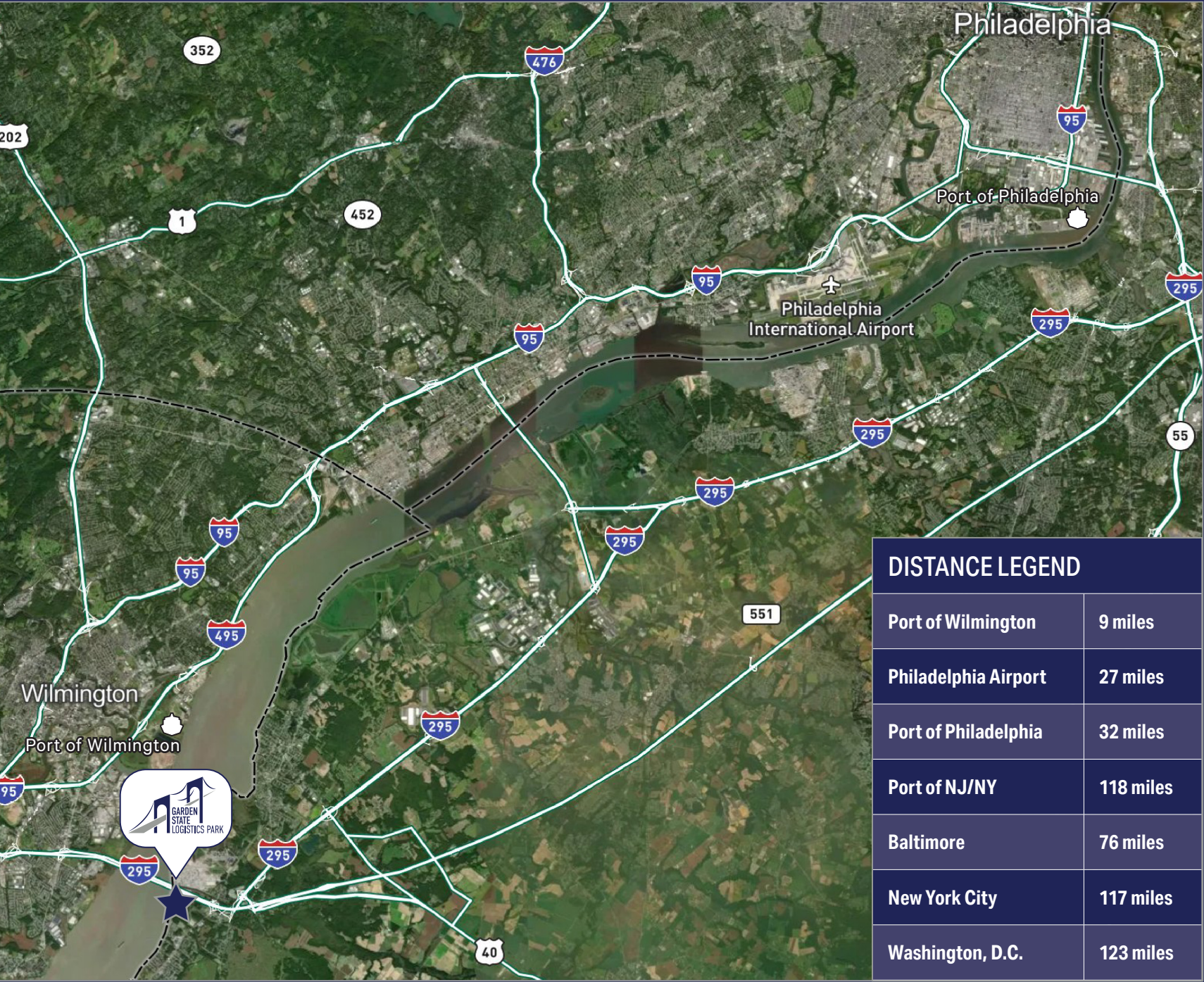


# LOCATION

Immediate access  
to the **I-95 turnpike**  
& **Delaware Memorial Bridge**







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DISTANCE LEGEND	
Port of Wilmington	9 miles
Philadelphia Airport	27 miles
Port of Philadelphia	32 miles
Port of NJ/NY	118 miles
Baltimore	76 miles
New York City	117 miles
Washington, D.C.	123 miles