



**5035 Industrial Road**

Wall Township, NJ

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**25,000 SF Warehouse Building**

## Property Overview

Block/Lot	917/108
Acres:	4.52
Total RBA:	25,000 SF
Year Built:	1987
Ceiling Height:	17ft - 24ft
Drive in Doors:	9
Loading Docks:	2
Column:	None free span
Power:	800 Amps
Zoning:	GI-2- General Industrial
Outdoor Storage:	Yes in the back and behind the building
Water/Sewer:	City
CAM & Taxes:	\$3.50 PSF
Rental Rate:	\$16.00 PSF NNN

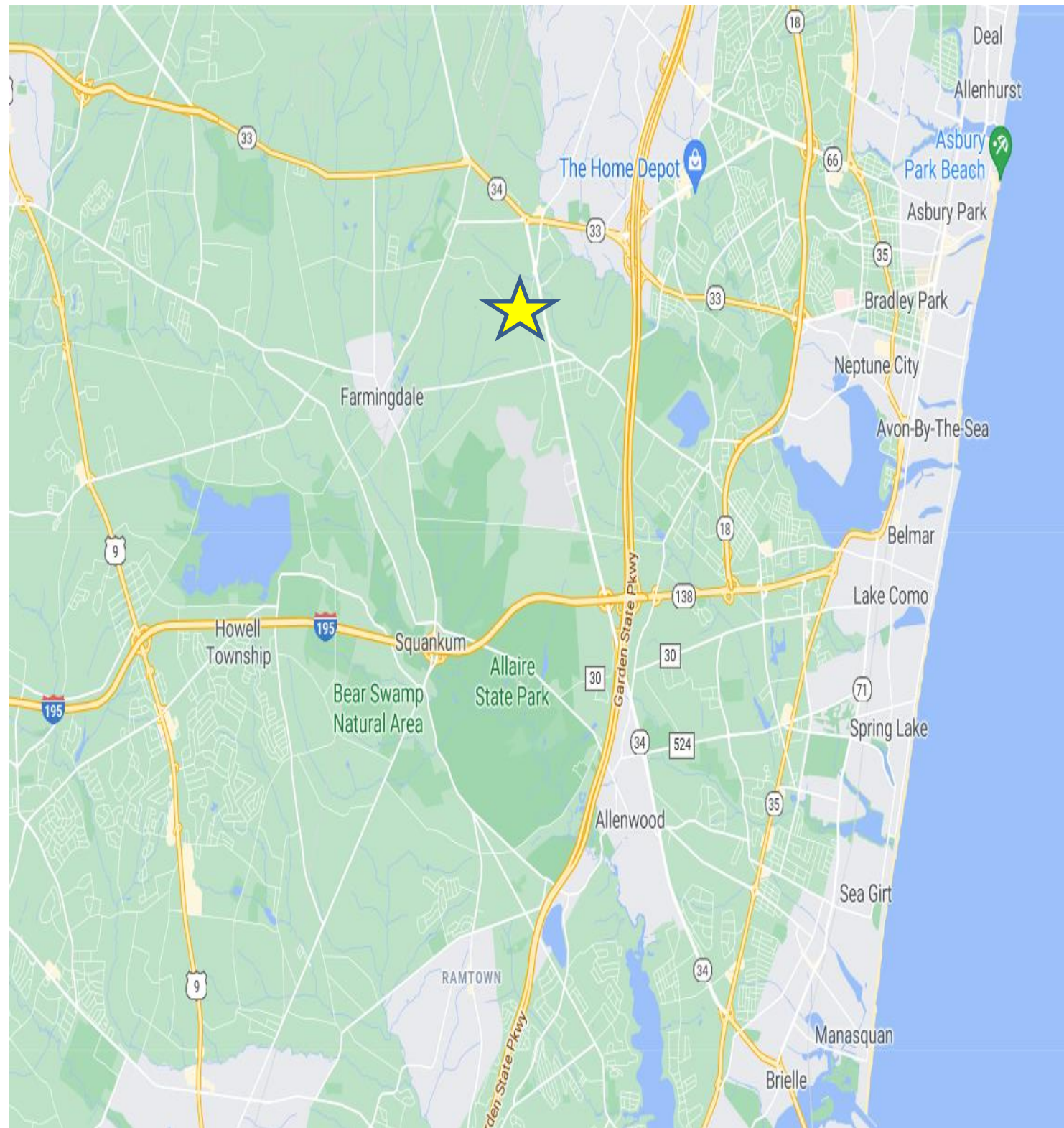




The site provides great access to all of the areas major roadways, including the Garden State Parkway and Routes 18, 195, 33, 34, 35, 138, & 66.

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5035 Industrial Road, is primed for significant long-term success as the commercial growth has remained steady in the surrounding area.



# Aerial Photo





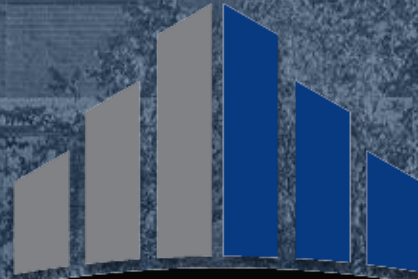
# Building Photos



# Building Photos







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