

# 1253

## GLEN AVENUE | MOORESTOWN, NJ



### For More Information

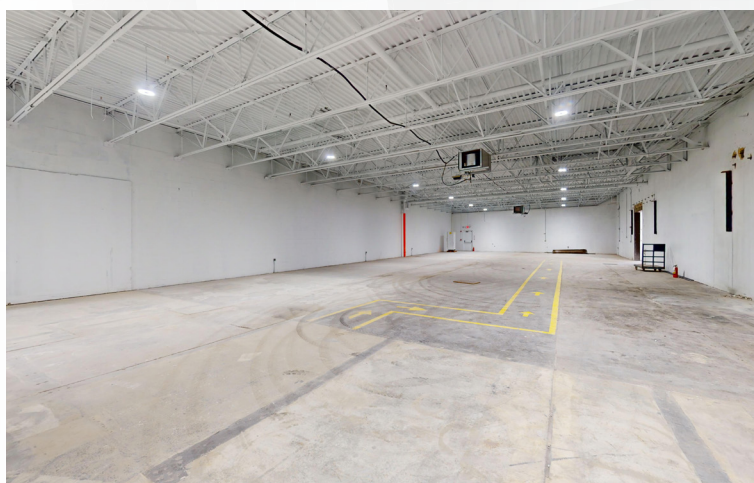
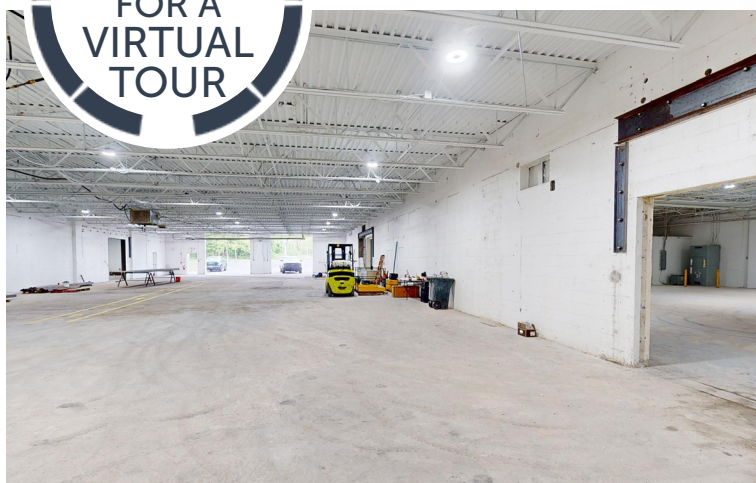
**JONATHAN KLEAR**  
+1 856 234 9600 ext 210  
jonathan.klear@naimertz.com



Availability	31,944 SF
Ceiling Height	12'-13'5" clear
Loading	Two (2) 10'x10' electric loading docks Two (2) 14' x 14' electric drive-in doors One (1) 8'x10' electric drive-in door One (1) 8'x10' loading dock
Office	1,861 SF office area
Sprinkler	100% wet system
Power	1,200-amp, 265/460 volt, 3 phase main
Lighting	LED lighting throughout
Zoning	BP-1 - Business Park 1
Parking	Extra trailer parking
HVAC	Gas heat in warehouse
Location	1.4 mi to Route 73 3.4 mi to I-295 (Exit 36) 3.6 mi to NJ Turnpike (EXit 4) 7 miles to Philadelphia

# ADDITIONAL IMAGES

1253 GLEN AVENUE || MOORESTOWN, NJ



## For More Information

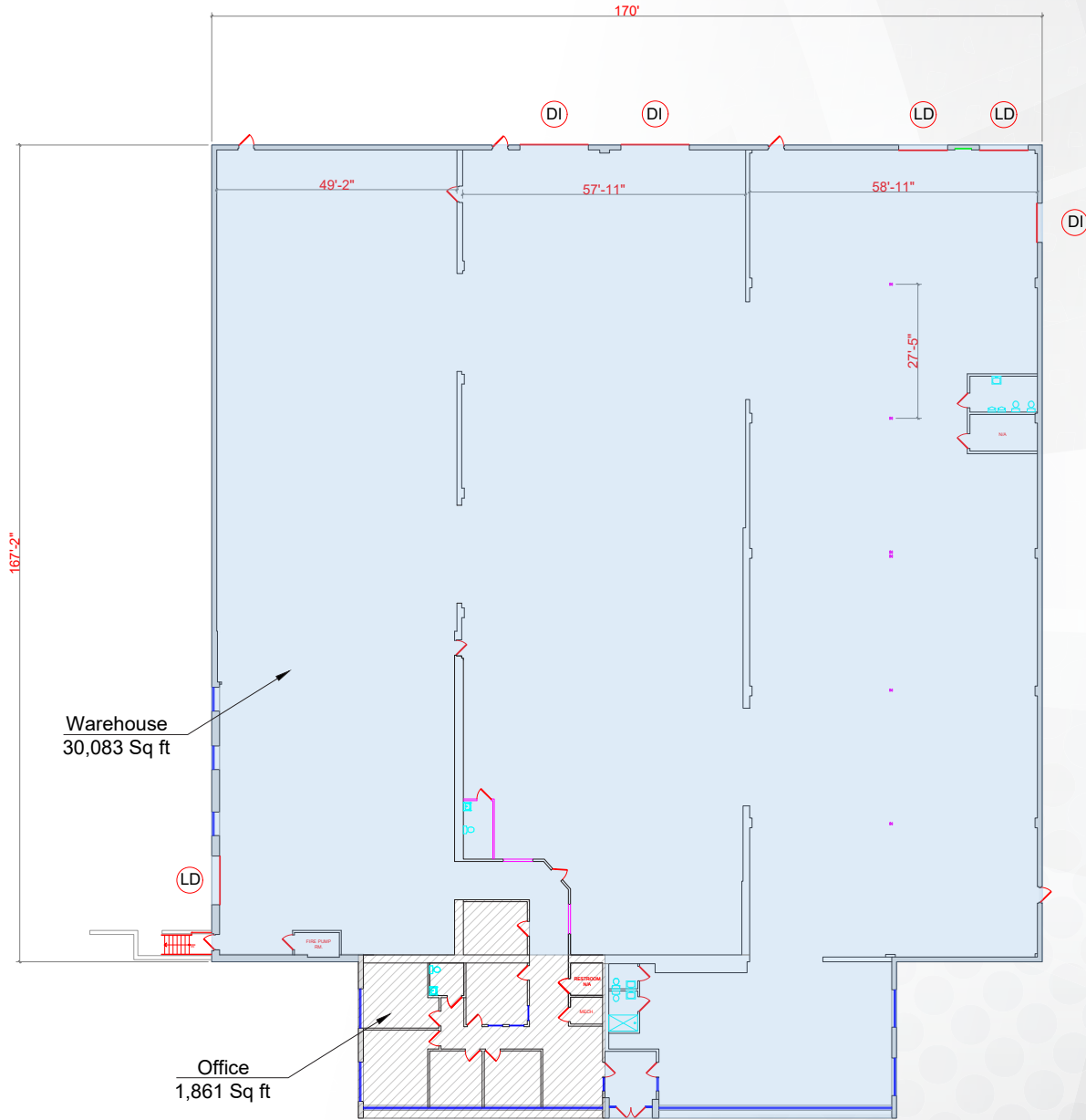
**JONATHAN KLEAR**  
+1 856 234 9600 ext 210  
jonathan.klear@naimertz.com



NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

# FLOORPLAN

1253 GLEN AVENUE || MOORESTOWN, NJ



## For More Information

**JONATHAN KLEAR**  
+1 856 234 9600 ext 210  
jonathan.klear@naimertz.com



**Faropoint**

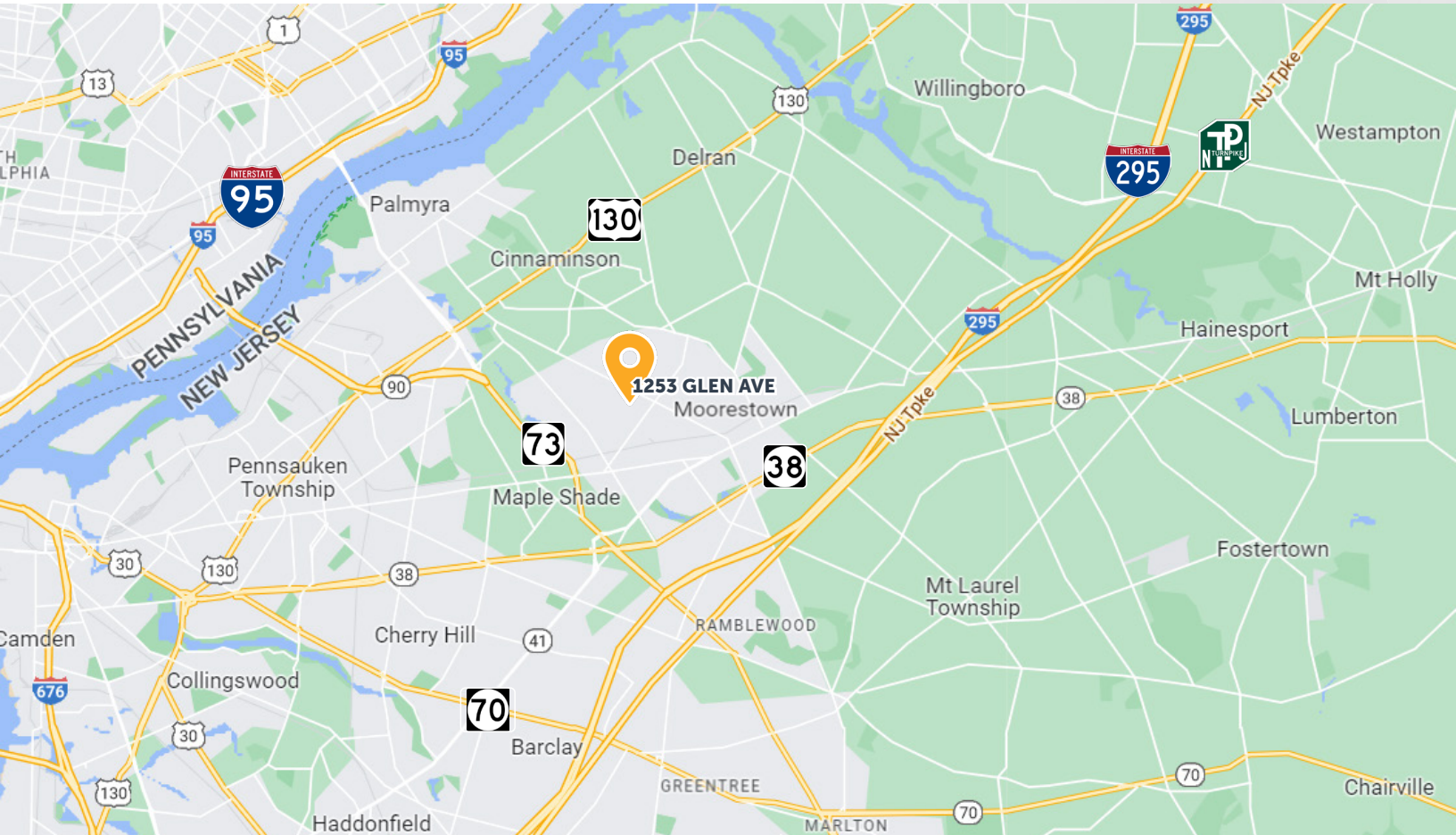
NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

# LOCATION INFORMATION

1253 GLEN AVENUE || MOORESTOWN, NJ



# Faropoint



## Distance to:

Route 73	1.5 mi
Route 38	2.0 mi
Route 130	2.5 mi
I-295 (Exit 36)	3.5 mi
NJ Turnpike (Exit 4)	4.3 mi
Philadelphia (via Ben Franklin Bridge)	12 mi
New York	85 mi

## For More Information

**JONATHAN KLEAR**

+1 856 234 9600 ext 210

[jonathan.klear@naimertz.com](mailto:jonathan.klear@naimertz.com)

# NAIMertz

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.