

INDUSTRIAL  
FOR LEASE



Faropoint

740. ....

COOPERTOWN ROAD | DELANCO, NJ



**135,770± SF**  
**FULL BUILDING**  
**AVAILABILITY**

DIVISIBLE INTO TWO (2) UNITS  
**60,106± SF & 75,664± SF**

For More Information

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**NAI Mertz**

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# BUILDING DETAILS

## 740 COOPERTOWN ROAD || DELANCO, NJ



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Building Size 135,770± SF

Lot Size 14.33± acres

Ceiling Height 22'2" - 23'7"

Loading 21 tailgate docks w/ seals  
1 drive-in door

Column Spacing 43' x 40'

Power 1600a / 480v / 3PH

Sprinkler ESFR / Wet sprinkler system

Lighting LED

HVAC Radiant gas heat

Office 5,295 SF, two-story office area  
featuring bullpen, private office,  
IT room, large break room

Restrooms Mens & womens restrooms in  
both office and warehouse



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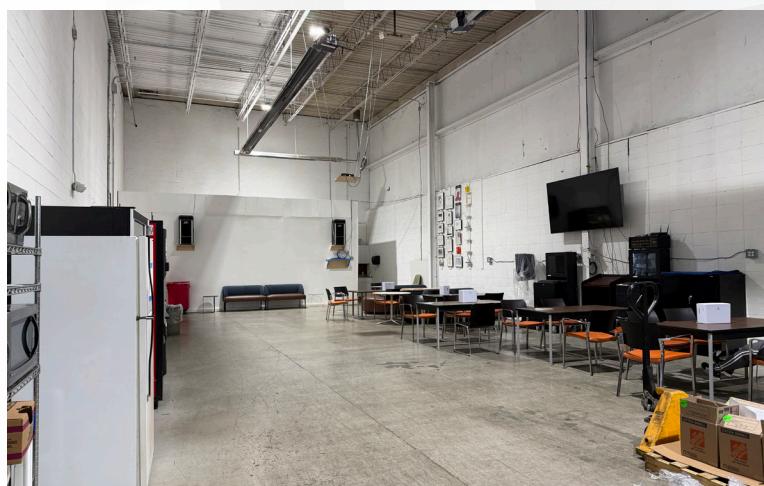
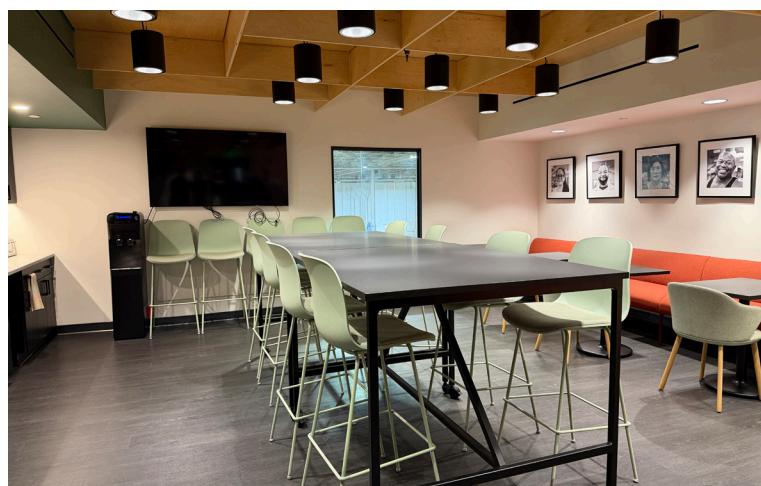
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# ADDITIONAL IMAGES

## 740 COOPERTOWN ROAD || DELANCO, NJ



Faropoint



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**NAI Mertz**

## FLOORPLAN

740 COOPERTOWN ROAD || DELANCO, NJ



# Faropoint



**SUITES CAN BE COMBINED FOR  
SINGLE TENANT OCCUPANCY  
135,770± SF TOTAL**



**SUITE 200  
MEZZANINE  
OFFICE**

## For More Information

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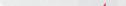
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The logo for MälMertz, featuring the word "Mäl" in a bold, black, sans-serif font with a red triangle pointing upwards to the right of the "a", and "Mertz" in a bold, black, sans-serif font to the right of the triangle.

# LOCATION INFORMATION

## 740 COOPERTOWN ROAD || DELANCO, NJ



**Faropoint**



### Distance to:

Route 130	1.9 mi
Burlington-Bristol Bridge	5.8 mi
I-295 (Exit 45)	6.1 mi
I-295 (Exit 47)	6.6 mi
Tacony-Palmyra Bridge	6.6 mi
NJ Turnpike (Exit 5)	9.1 mi
Betsy Ross Bridge	9.6 mi
NJ Turnpike (Exit 6A to PA Tpk)	10.2 mi



**16 MI TO**  
CENTER CITY PHILA PHILA INTL AIRPORT



**26 MI TO**



**13 MI TO PHILAPORT**  
TIOGA TERMINAL

**21 MI TO PHILAPORT**  
PACKER AVE TERMINAL

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