

AVAILABLE FOR LEASE
1808 RIVER ROAD
BURLINGTON, NEW JERSEY



52,000± SF WAREHOUSE UNIT

TRAILER PARKING AVAILABLE IN FENCED YARD

CONTACT

SCOTT MERTZ, SIOR
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NAIMertz



**EXCELLENT
LOCATION W/
ACCESS TO
NJ & PA TPKS**

PROPERTY DETAILS

1808 RIVER ROAD BURLINGTON, NJ



SPACE AVAIL

**52,000±
SQ. FEET**



CEILING
HEIGHT

**UP
TO 24'5"
CLEAR**



LOADING

**8 TAILGATES
1 DRIVE-IN**

AVAILABLE SPACE	52,000± SF
LOADING	(8) 8'x9' tailgates w/ levelers (1) 14'x16' drive-in, electrically operated
CEILING HEIGHT	22'6" - 24'5"
POWER	400a, 480/277v, 3P

OFFICE AREA	1,700± SF
LIGHTING	LED, skylights throughout
FIRE SUPPRESSION	Wet sprinkler system
HVAC	Gas heat in warehouse

FENCED & GATED YARD FOR TRAILER PARKING



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DISTANCE TO:

Route 130	1.4 mi
NJ Turnpike Extension (Exit 6A)	4.5 mi
I-295 (Exit 52)	5.7 mi
PA Turnpike	6.0 mi
NJ Turnpike (Exit 6)	7.3 mi

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