

WAREHOUSE

# FOR LEASE



PREMIER LOCATION



**75 Carter Drive**  
Edison, New Jersey

**106,464 SF**

**IMMEDIATE AVAILABILITY**



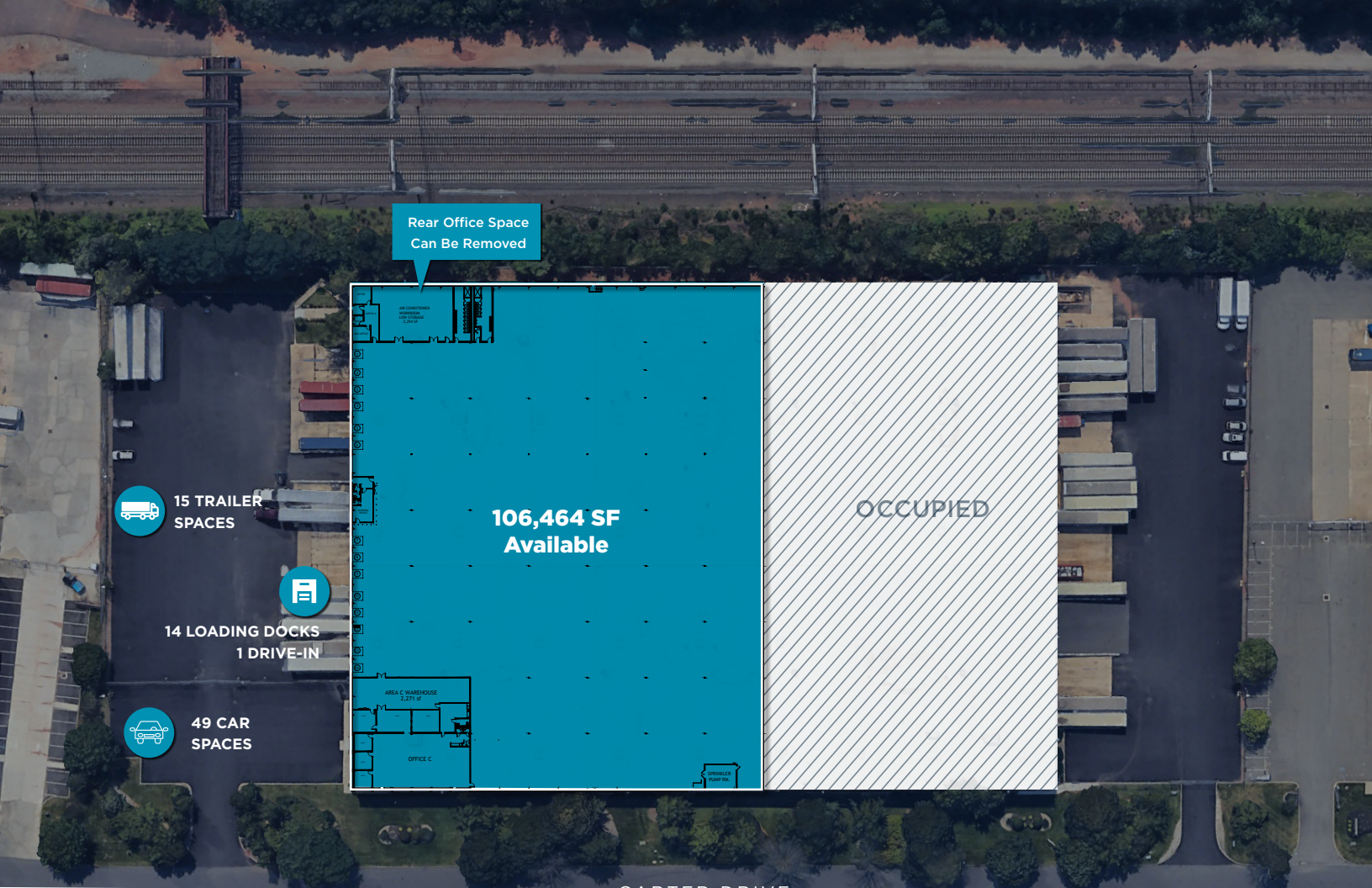
Close Proximity to  
I-287 via Exit 2B



Fully Equipped  
Loading Dock Doors



Fully Fenced  
Truck Court



Rear Office Space  
Can Be Removed

15 TRAILER  
SPACES



14 LOADING DOCKS  
1 DRIVE-IN



49 CAR  
SPACES

106,464 SF  
Available

OCCUPIED

CARTER DRIVE

# PROPERTY OVERVIEW



Fully Fenced  
Truck Court



Fully Equipped Loading  
Dock Doors

**Total Building Size** 183,172 SF on 8.75 Acres

**Total Available** 106,464 SF

**Office Size** 6,509 SF

**Loading Docks** 14 Dock Doors  
with Trailer Restraints

**Drive-In Doors** 1 Drive-In

**Parking** 49 Car Spaces  
15 Trailer Spaces

**Clear Height** 24'

**Column Spacing** 42' x 40'

**Power** 1,200 amps

**Lighting** New LED Lighting

**Sprinkler** Wet/Upgraded

**Taxes and CAM** \$1.98 plus 3% Management Fee  
on Base Rent & CAM

# PREMIER LOCATION

A premier Edison location that is less than a mile off I-287. This property is uniquely located to provide a broad supply chain solution for both Northern Jersey and NYC and is well positioned for any last mile ecommerce use.

<b>Route 27</b>	<b>0.7 mi</b>
<b>I-287 Exit 2B</b>	<b>1.5 mi</b>
<b>US-1</b>	<b>2 mi</b>
<b>NJ Turnpike Exit 10</b>	<b>4 mi</b>
<b>Outerbridge Crossing</b>	<b>8.5 mi</b>
<b>Goethals Bridge</b>	<b>15 mi</b>
<b>Newark Airport</b>	<b>20 mi</b>
<b>Port of Newark/Elizabeth</b>	<b>21 mi</b>



**20 Minutes**  
to Newark Airport

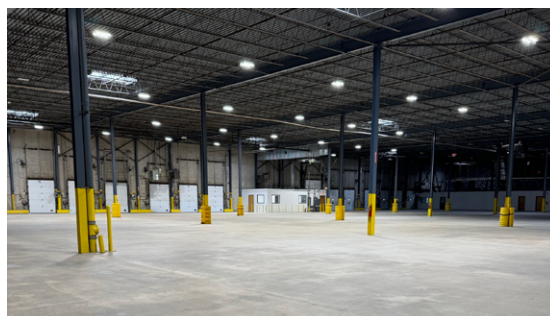


**25 Minutes**  
to Port of Newark



**45 Minutes**  
to Midtown NYC





75 CARTER DRIVE  
EDISON, NJ

# CONTACT US

**Chuck Fern**

*Executive Vice Chair*

+1 908 413 3430

[chuck.fern@cushwake.com](mailto:chuck.fern@cushwake.com)

**David Gheriani**

*Executive Director*

+1 908 675 5080

[david.gheriani@cushwake.com](mailto:david.gheriani@cushwake.com)

**Jason Barton**

*Vice Chair*

+1 732 243 3104

[jason.barton@cushwake.com](mailto:jason.barton@cushwake.com)

**Jack Winge**

*Director*

+1 713 392 9025

[jack.winge@cushwake.com](mailto:jack.winge@cushwake.com)

©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

