



ARES  
INDUSTRIAL  
MANAGEMENT

# HAINESPORT LOGISTICS CENTER

1517 NJ ROUTE 38, HAINESPORT, NJ 08036

FOR LEASE | Class A Warehouse Facilities | LEED Gold Certification | 30-Year PILOT

**BUILDING 1**  
280,800 SF



**BUILDING 2**  
179,340 SF



 **LEE &  
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DEVELOPED BY  
 **ARES  
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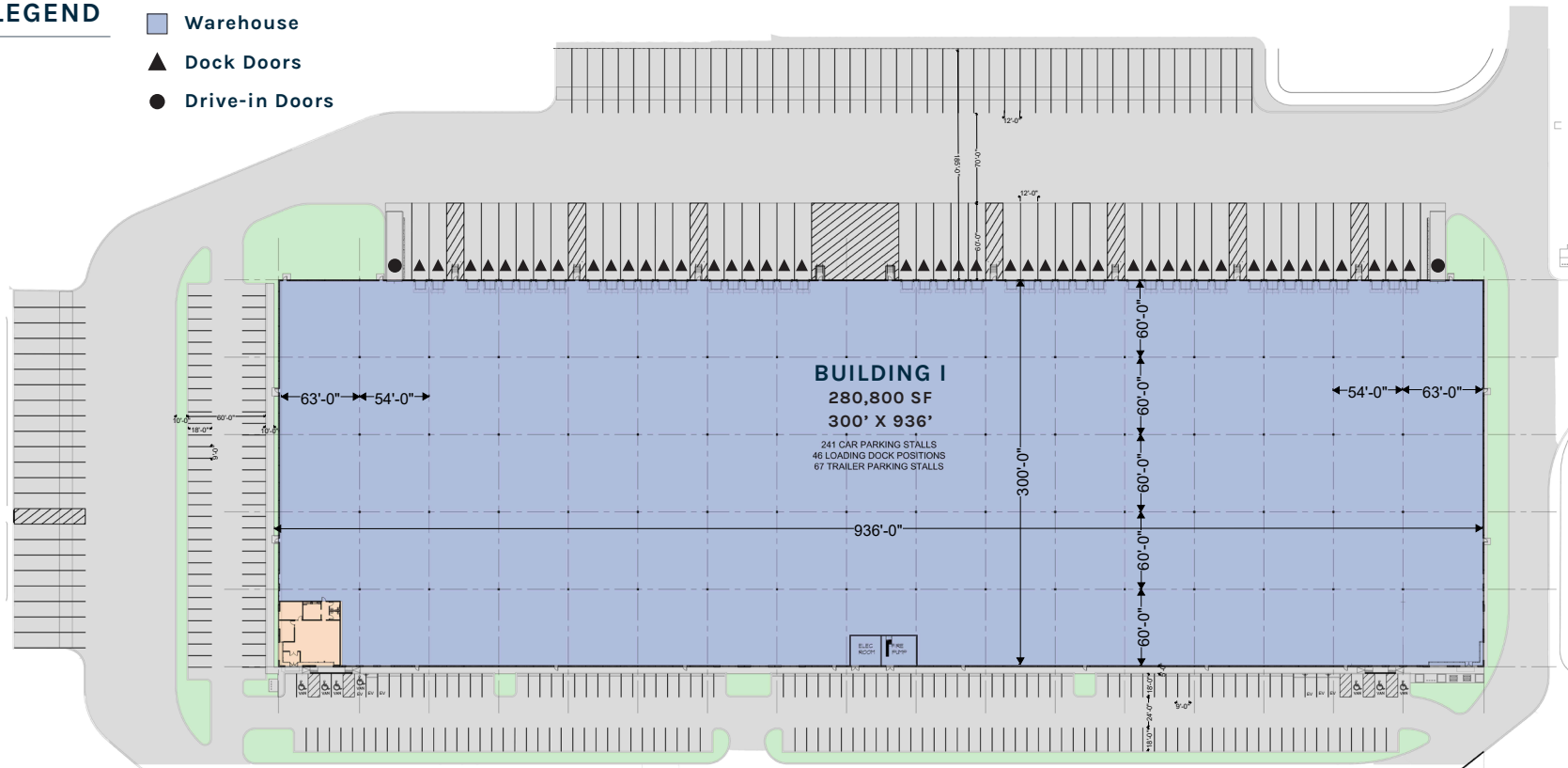
# Property FEATURES BUILDING I

- 36' clear height
- 46 (9' x 10') loading dock doors
- 2 (12' x 14') drive-in doors
- 2,450 SF spec office
- 60' x 54' column spacing (60' speed bay)

- 241 car parking spaces
- 67 trailer parking spaces
- 185' truck court depth
- ESFR sprinkler system
- 3,000 amp, 277/480 volt, 3-phase, 4-wire service

## LEGEND

- Spec Office
- Warehouse
- ▲ Dock Doors
- Drive-in Doors



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# Property

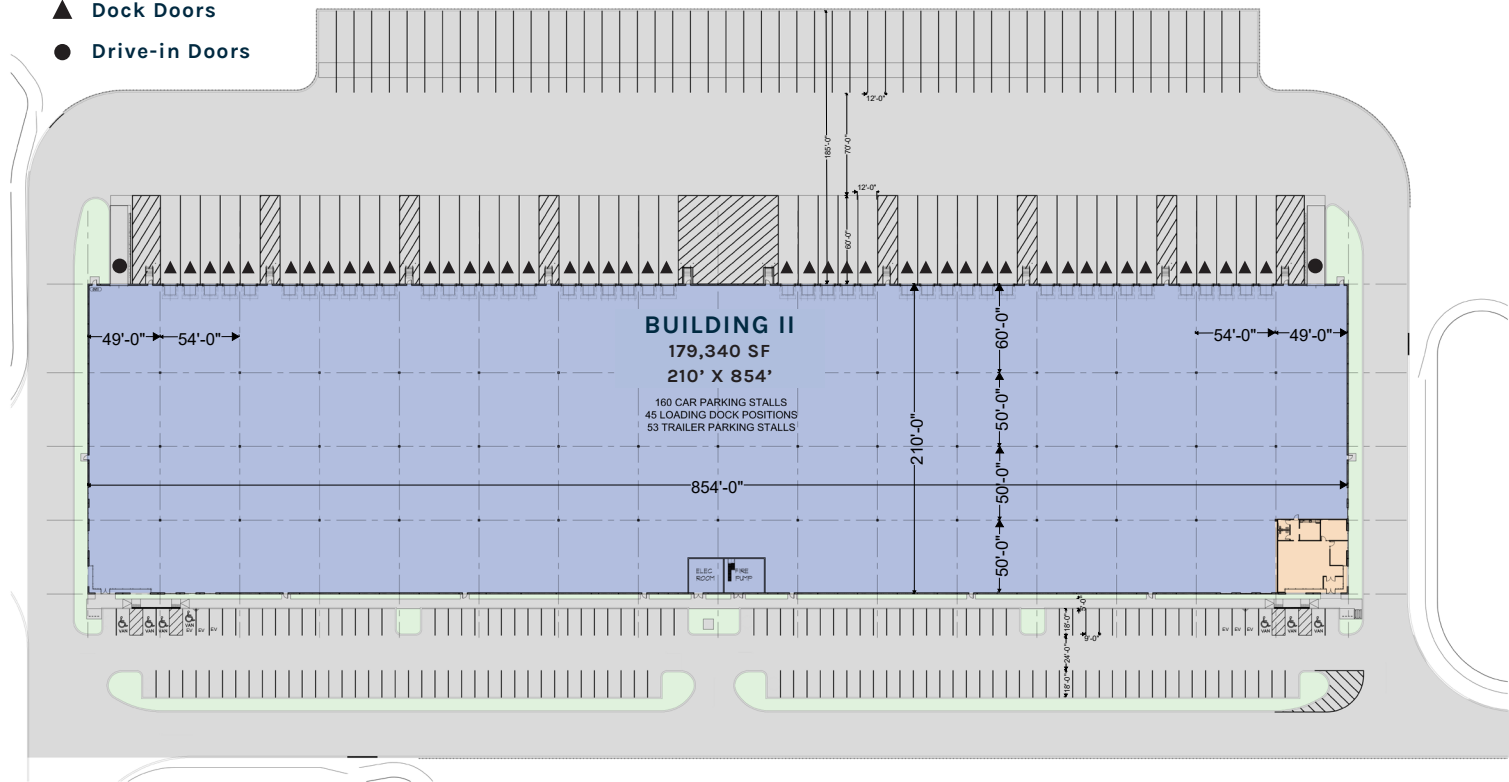
## FEATURES

### BUILDING II

- 36' clear height
- 45 (9' x 10') loading dock doors
- 2 (12' x 14') drive-in doors
- 2,450 SF spec office
- 50' x 54' column spacing (60' speed bay)
- 160 car parking spaces
- 53 trailer parking spaces
- 185' truck court depth
- ESFR sprinkler system
- 3,000 amp, 277/480 volt, 3-phase, 4-wire service

## LEGEND

-  Spec Office
-  Warehouse
-  Dock Doors
-  Drive-in Doors



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# Location HIGHLIGHTS

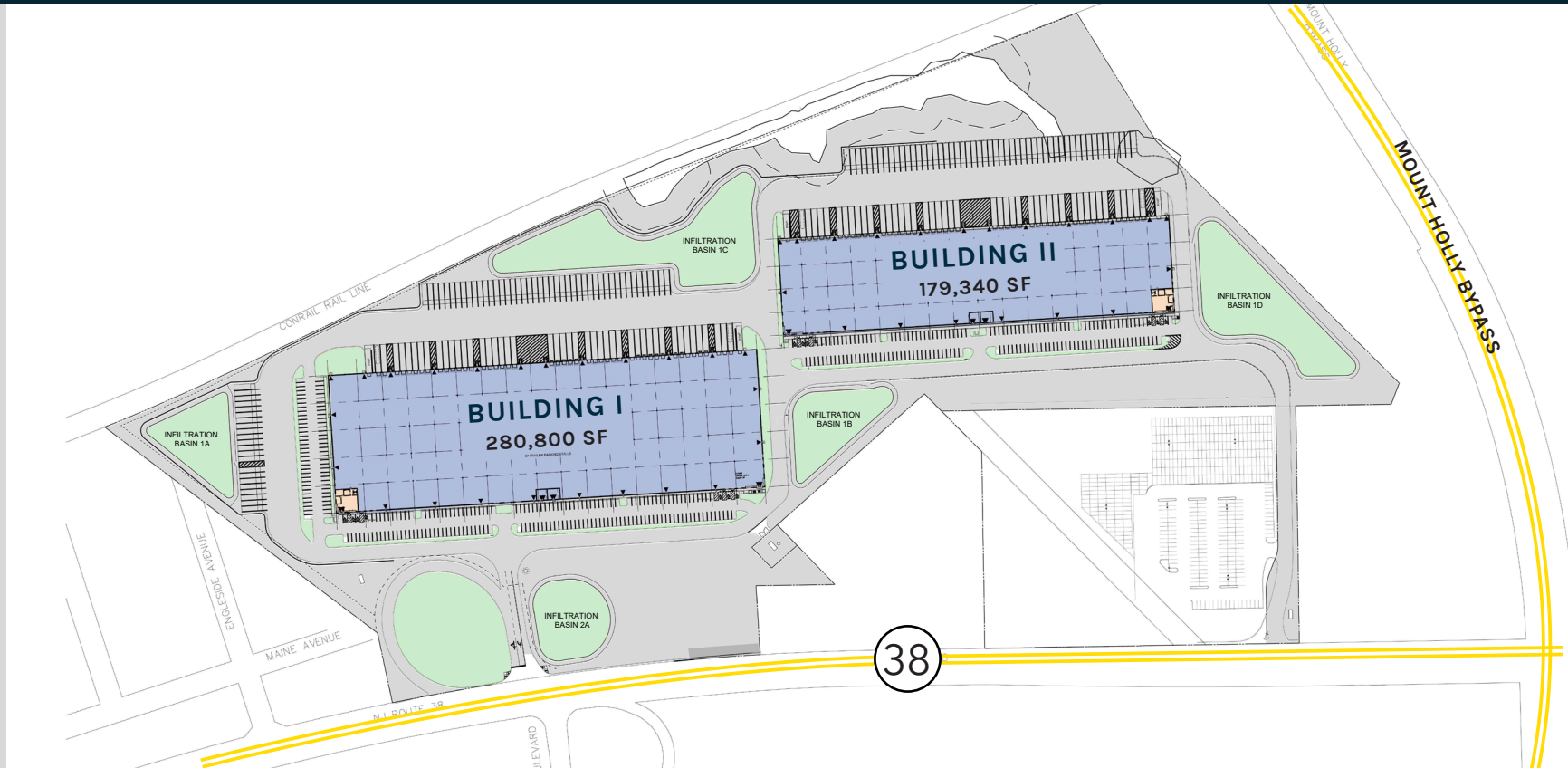
- US Route 206 - 4.4 miles
- NJ Turnpike (Exit 5) - 4.7 miles
- I-295 (Exit 40) - 5.8 miles
- I-295 (Exit 47) - 6.0 miles
- PA Turnpike - 16.7 miles
- Philadelphia, PA - 15.8 miles
- New York, NY - 76.5 miles
- Baltimore, MD - 117.0 miles
- Washington, D.C. - 169.0 miles
- Boston, MA - 290.0 miles



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## ABOUT ARES MANAGEMENT CORPORATION

Ares Management Corporation (NYSE: ARES) is a leading global alternative investment manager offering clients complementary primary and secondary investment solutions across the credit, private equity, real estate and infrastructure asset classes. We seek to provide flexible capital to support businesses and create value for our stakeholders and within our communities. By collaborating across our investment groups, we aim to generate consistent and attractive investment returns throughout market cycles. For more information, please visit [www.aresmgmt.com](http://www.aresmgmt.com).



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