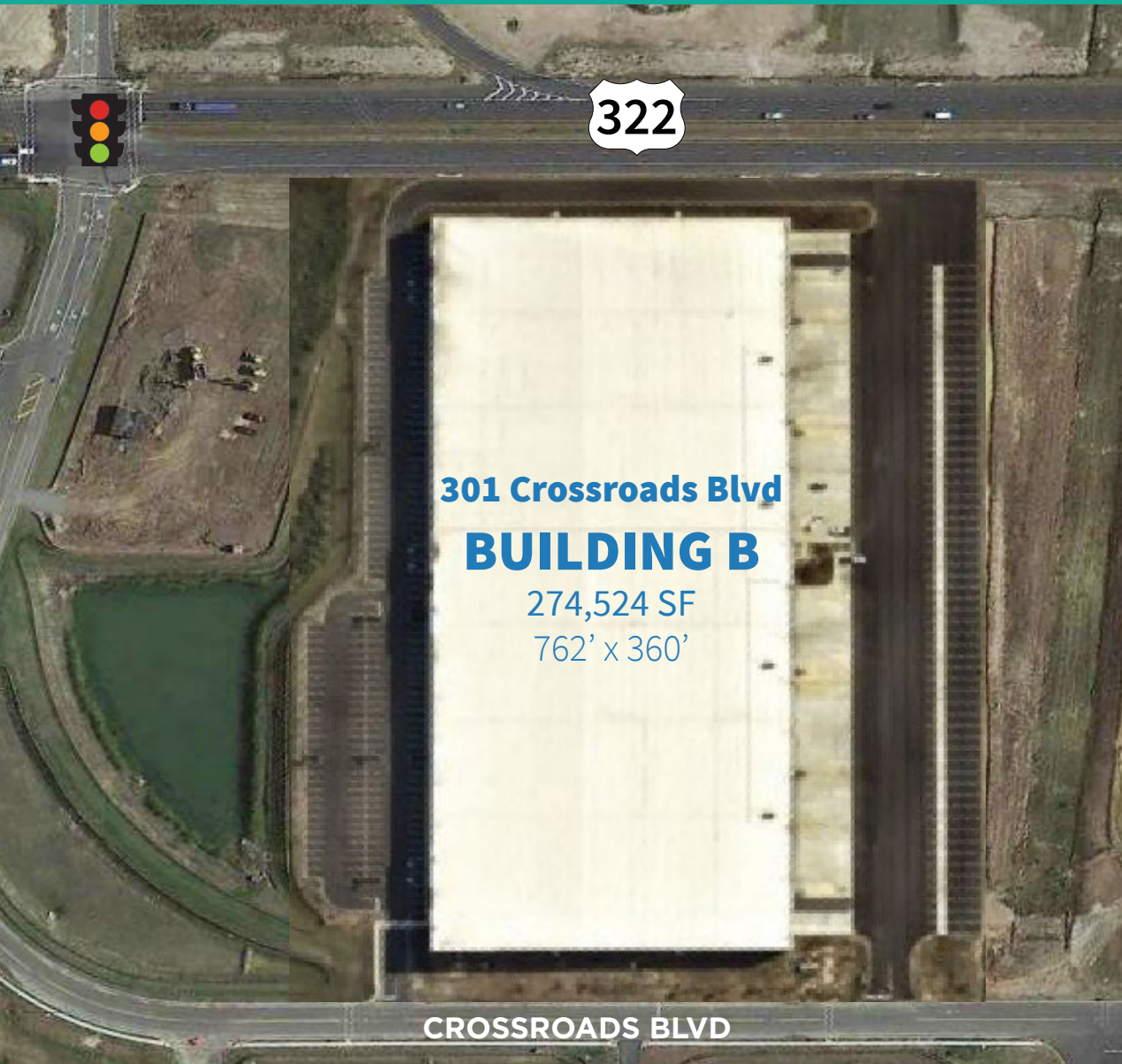




# LOGAN NORTH

WWW.LOGANNORTH.COM



301 Crossroads Blvd  
**BUILDING B**  
274,524 SF  
762' x 360'

CROSSROADS BLVD

## 301 Crossroads Boulevard, Logan Township, NJ

### SPECIFICATIONS:

<b>Building Size:</b>	274,524 sf
<b>Office Size:</b>	to suit
<b>Building Dimensions:</b>	762' x 360'
<b>Ceiling Height:</b>	40'
<b>Drive-in Doors:</b>	2
<b>Loading Doors:</b>	42 loading docks
<b>Car Parking:</b>	188 car parking spaces
<b>Trailer Parking:</b>	58 trailer spaces
<b>Truck Court:</b>	190'
<b>Truck Apron:</b>	60'

### CONSTRUCTION DETAIL:

**Construction Type:** Exterior painted tilt-up concrete panels

<b>Floor:</b>	7" thick, 4,000 PSI concrete slab on grade with two coats sealer. Floor slab to be designed for an 800 PSF live load
<b>Roof:</b>	Single ply, 60 mil white TPO membrane, fully adhered, 20-year manufacturers membrane warranty

### BUILDING SYSTEMS:

<b>Fire Protection:</b>	ESFR compliant with NFPA-13 standards.
<b>Electric System:</b>	1,600 amp, 277/480 volt, 3-phase service
<b>Lighting System:</b>	LED lights at 25 foot candles at 30" above finished floor
<b>Heating System:</b>	Roof mounted, gas fired Cambridge units designed for 60 degrees on a 0- degree day and code compliant ventilation
<b>Dock Equipment:</b>	35,000 LB, 7' X 8', mechanical pit levelers with bumpers, z-guards, and seals
<b>Water:</b>	2" domestic supply
<b>Sewer:</b>	6" gravity flow waste lines under slab

# MASTER PLAN



### DRIVING DISTANCES

ROUTE 322	IMMEDIATE
I-295 (EXIT 11)	0.2 MILES
NJ TURNPIKE (EXIT 2)	4 MILES
PORT OF WILMINGTON	17 MILES
PHILAPORT	20 MILES
PHILADELPHIA CBD	25 MILES
PORTS OF NY/NJ	101 MILES
NYC CBD	108 MILES

**Dean Torosian**  
 dean.torosian@jll.com  
 609-472-4953

**Nate Demetsky**  
 nate.demetsky@jll.com  
 609-672-3163

**Paul Torosian**  
 paul.torosian@jll.com  
 609-410-8755

**Matt Kemery**  
 matt.kemery@jll.com  
 856-340-6842

**JLL | Jones Lang LaSalle**  
 220 Lake Drive East, Suite 102  
 Cherry Hill, NJ 08002  
 p: +1 856 324 5300



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2020. Jones Lang LaSalle IP, Inc. All rights reserved.