

Specifications

±55,235 SF

TOTAL BUILDING SIZE

±900 SF (1st Floor)

±1,000 SF (2nd Floor)

OFFICE

15'

CEILING HEIGHT

8 Exterior

DOCKS

1 (10'W x 13'H)

DRIVE-IN

800 Amps, 208V, 3 Phase, 4 Wire

POWER

±2.17 AC (Block 5505, Lot 5)

LOT ACREAGE

32 (0.58/1,000 SF)

PARKING SPACES

July 1, 2026

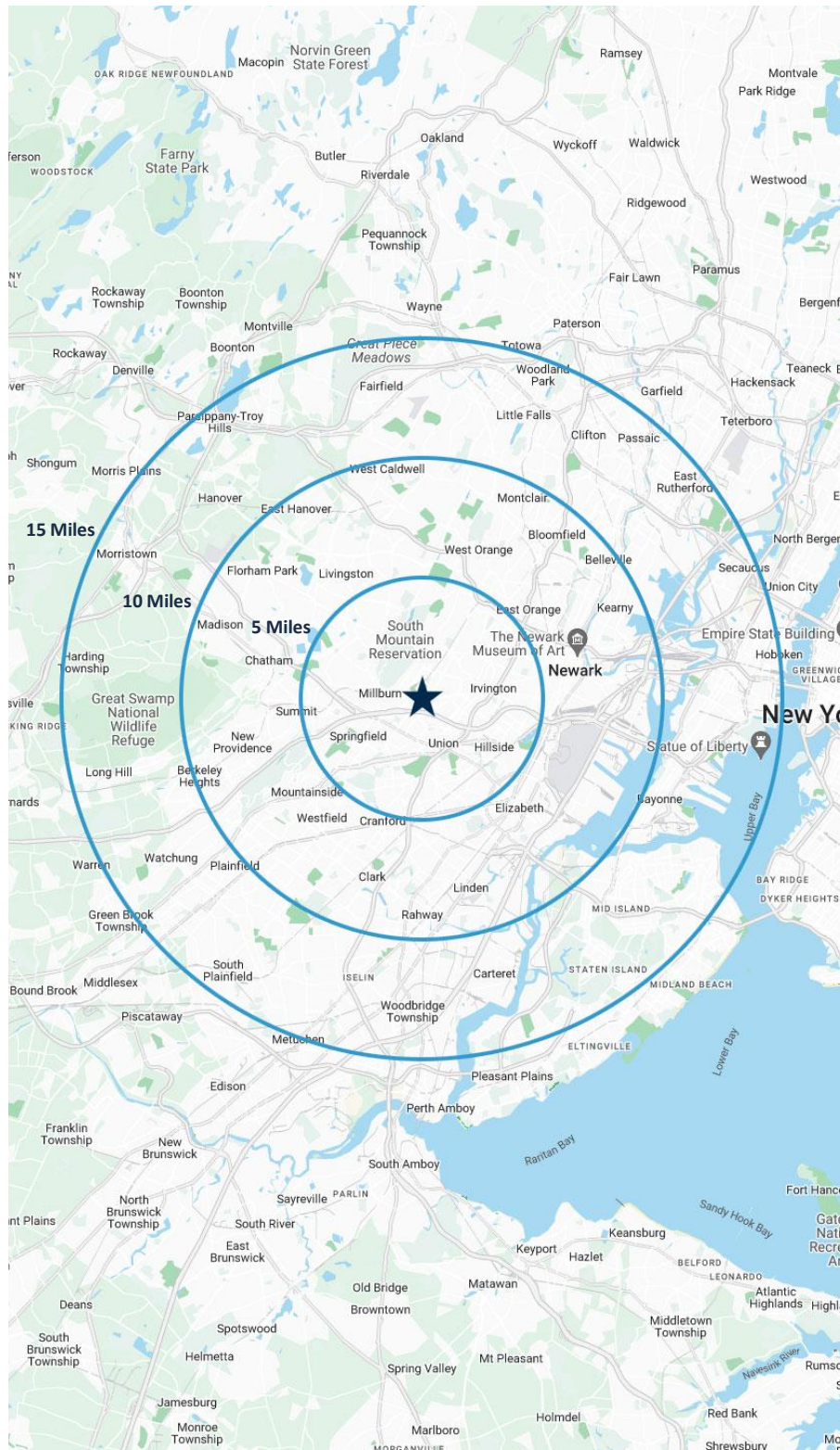
AVAILABLE

For additional property information or to arrange an inspection, please contact the exclusive brokers:

Jason M. Crimmins, CCIM, SIOR
President
973.379.6644 x 122
jmcrimmins@blauberg.com

Alessandro (Alex) Conte, CCIM, SIOR
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Peter J. Murano, Jr., SIOR
Managing Executive Director
973.379.6644 x 114
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5 MILES

- Total Population: 711,024
- Households: 257,466
- Median Household Income: \$95,786
- Average Household Size: 2.7
- Transportation to Work: 360,996
- Labor Force: 564,194

10 MILES

- Total Population: 1.92M
- Households: 702,033
- Median Household Income: \$109,790
- Average Household Size: 2.7
- Transportation to Work: 992,509
- Labor Force: 1.54M

15 MILES

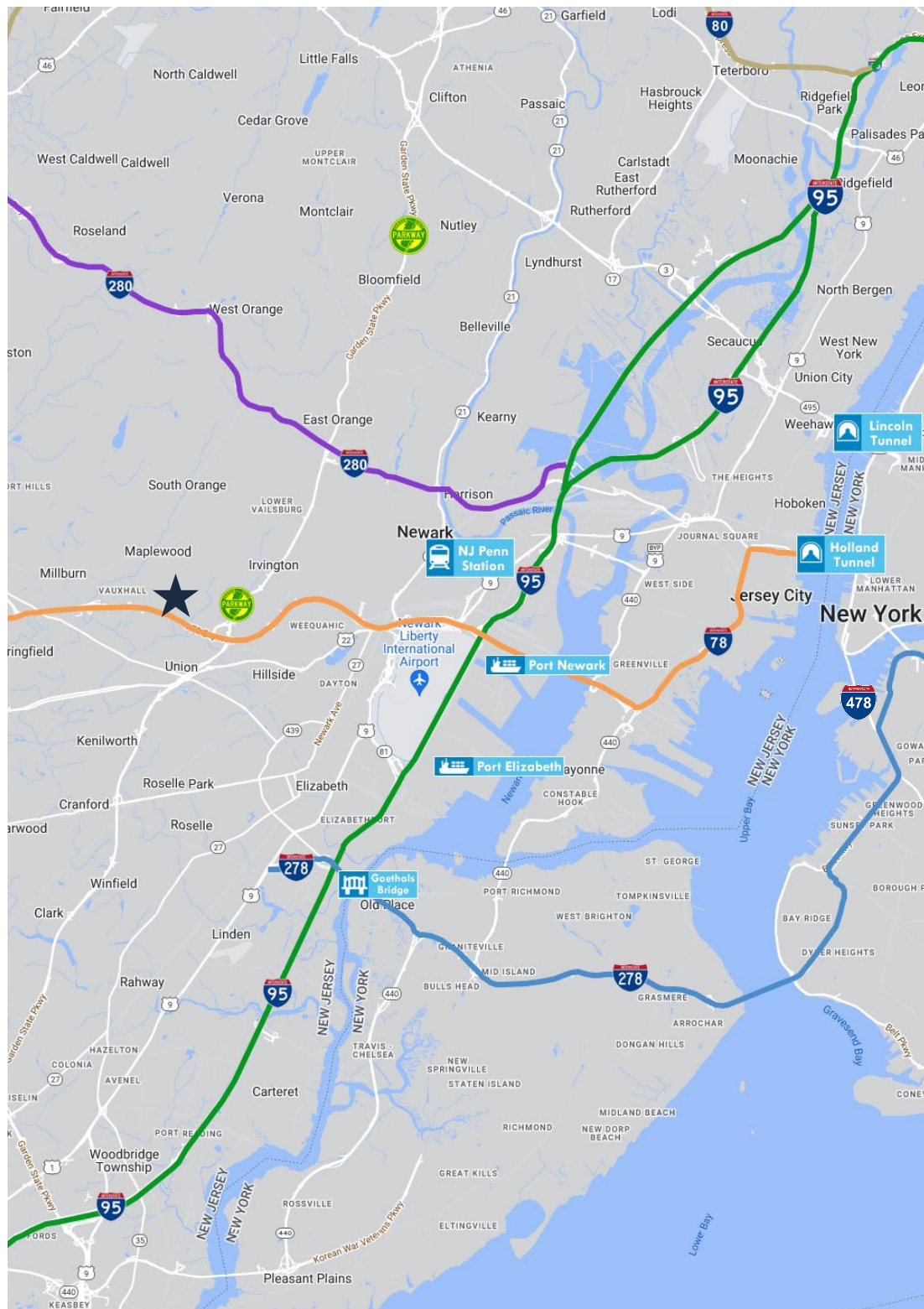
- Total Population: 4.66M
- Households: 1.8M
- Median Household Income: \$116,931
- Average Household Size: 2.5
- Transportation to Work: 2.5M
- Labor Force: 3.81M

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ACCESSIBILITY



0.8 MI
I-78



2.2 MI
GSP Exit 142



5.5 MI
I-280



7.6 MI
US Hwy 1 & 9



7.9 MI
Newark Airport



8.8 MI
Penn Station



8.9 MI
Ports Newark
& Elizabeth



16.0 MI
Holland Tunnel



18.1 MI
Lincoln Tunnel

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