

**5,259±
& 6,799±
SQUARE FEET
AVAILABLE**

**WAREHOUSE / FLEX
UNITS FOR
LEASE**

**CLOSE PROXIMITY
TO I-295 AND NJ
TURNPIKE**



**AVAILABLE FOR LEASE
140 MT HOLLY BYPASS
LUMBERTON, NJ**

OWNED BY
**Camber
Real Estate
Partners**

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NAI Mertz
COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

AVAILABLE FOR LEASE

140 MT HOLLY BYPASS

LUMBERTON, NJ

CURRENT AVAILABILITIES

UNIT 600

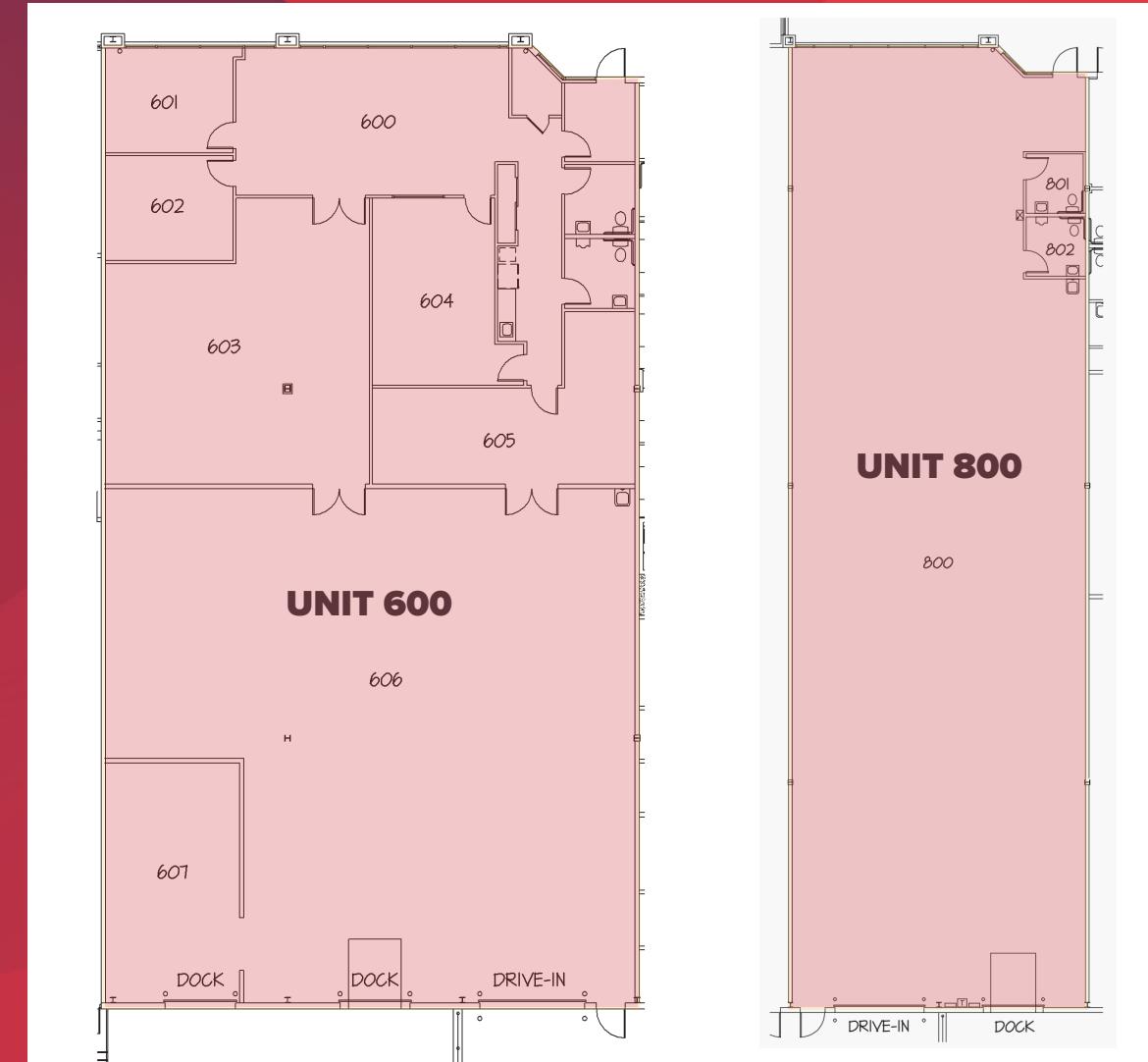
- 6,799 SF flex unit
 - 3,719 SF warehouse
 - 3,080 office area
- (2) 8'x10' tailgate docks
- (1) 10'x12' drive-in

UNIT 800

- 5,259 SF warehouse unit
- (1) 8'x10' tailgate dock
- (1) 10'x12' drive-in

BUILDING DESCRIPTION

- 59,291 SF multi-tenanted, warehouse / industrial building
- 5.04 acre lot
- Tailgate and drive-in loading
- 18'2"-22'4" ± clear ceiling height
- 40' x 40' column spacing
- Zoning: I-2 Planned Industrial



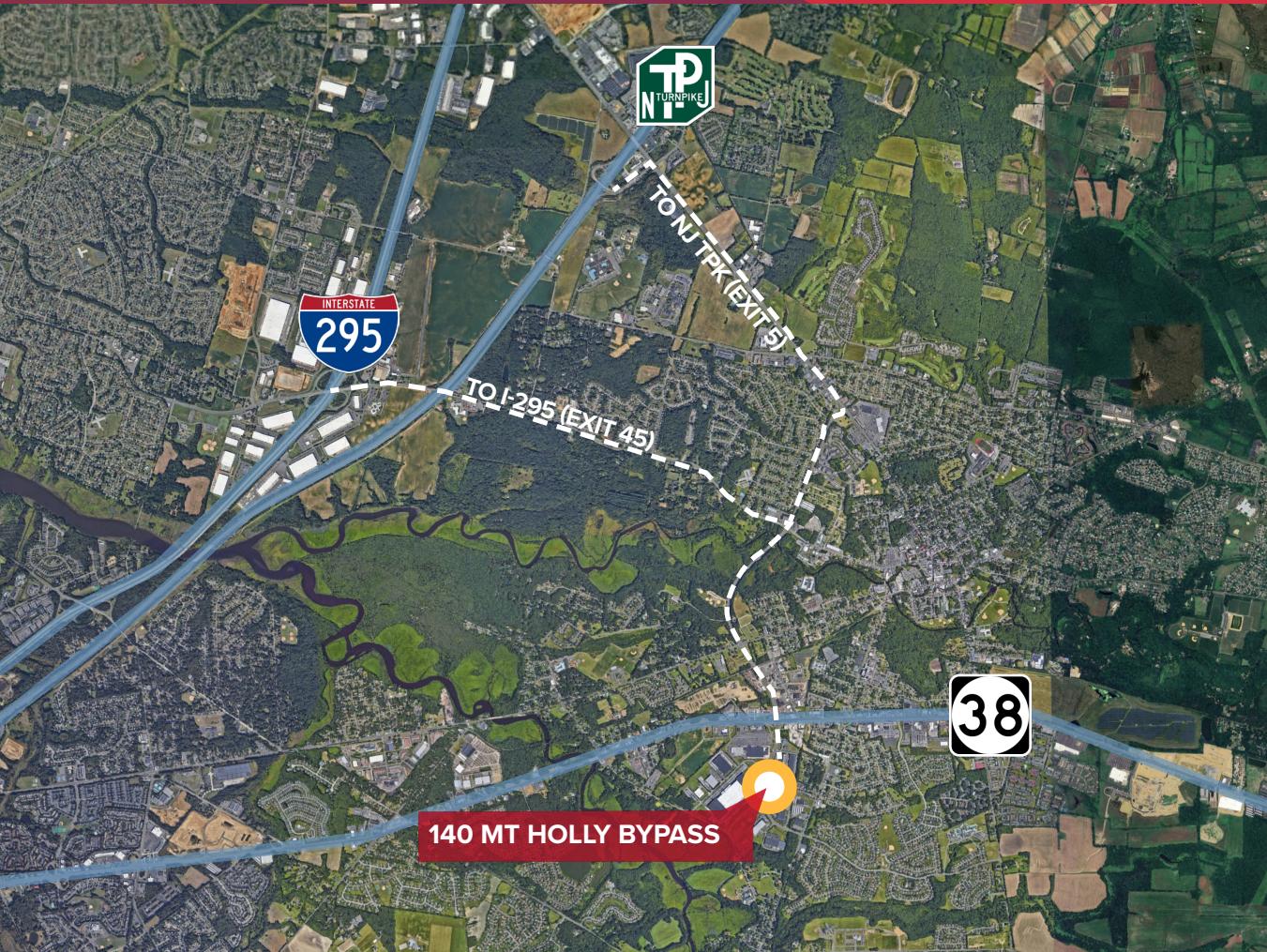
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LOCATION INFORMATION



AVAILABLE FOR LEASE 140 MT HOLLY BYPASS

LUMBERTON, NJ

Distance to

Route 38	0.5 mi
I-295 (Exit 45)	4.2 mi
NJ Turnpike (Exit 5)	4.2 mi
I-295 (Exit 47)	5.5 mi
Burlington Bristol Bridge	9.3 mi
I-95	10.5 mi
Center City Philadelphia	22.0 mi
Philadelphia Int'l Airport	31.7 mi

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