

# ISF FACILITY FOR LEASE 7.10 ACRES



CLIFTON, NEW JERSEY

## 90 KINGSLAND AVENUE

LEASE RATE

Subject To Offer

### COMMENTS

- Fully Renovated ISF | Truck Terminal Facility
- 7.10-Acres Fully Paved, Fenced and Lit
- 3 Drive-In Repair Bays
- 156 Truck Parking Positions
- Access to the New Jersey Turnpike (I-95) via Route 3
- Access to Port Newark Container Terminal via 21 and I-95
- Professionally Owned & Managed

### ACCESS

- New Jersey Turnpike – 6.0 Miles
- Lincoln Tunnel – 8.0 Miles
- Port Newark Container Terminal – 13.5 Miles

### BUILDING DETAILS

Building Size	9,667 SF
Office Size	1,131 SF
Acres	7.10
Trailer Parking	156 Stalls
Car Parking	21 Stalls (Expandable)
Drive-In Repair Bays	4 (Expandable)
Ceiling Height	18'
Sprinkler	Wet
Additional Features	Floor Drains, Air Lines, Fueling Station & High Speed Roll Up Doors

Brokered by:

**EMILY ABDY** | REALTY GROUP  
— Est. 1959 —

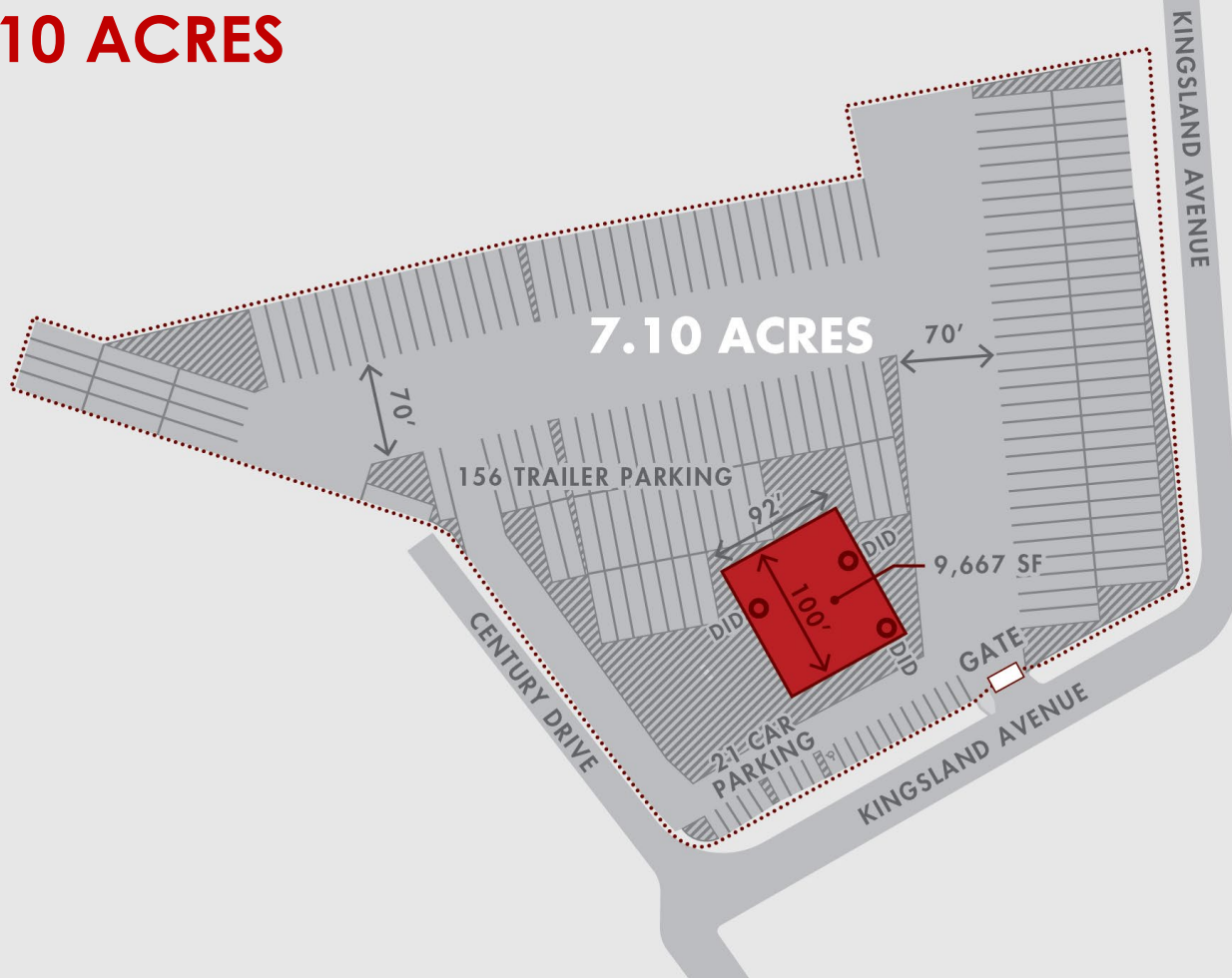
Owned & Managed by:

 **VentureOne**



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## 7.10 ACRES



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