

# FOR SALE

1725 Pine Avenue and 313 Hickory Place, Vineland, NJ



## Two Buildings totaling 23,100 SF on 2.739 acres Food Processing Facility and Administrative Office Building



**1725 PINE AVENUE**



**313 HICKORY PLACE**

- ◆ BUILDING SIZE: 18,800 SF +/-
- ◆ LAND: 1.838 Acres (Lot 18)
- ◆ CEILING HEIGHT: 18'6"
- ◆ LOADING: (2) 8' x 8' Tailgate docks at west end  
(1) 12' x 14' Overhead door leading to 20' and 30' wide loading platforms at East end of building  
Rail siding in rear
- ◆ POWER: 480 volts 3 phase
- ◆ ROOF: Carlisle EPDM
- ◆ AGE: 1961/1996
- ◆ ZONING: I-2 Industrial
- ◆ TAXES: \$22,574.85 (2018)

- ◆ BUILDING SIZE: 4,300 SF
- ◆ LAND: .901 Acres (Lot 17)
- ◆ CEILING HEIGHT: 12'
- ◆ LOADING: (1) 8' X 8' Drive-In door
- ◆ POWER: 480 volts 3 phase
- ◆ OFFICE AREA: 2,210 SF with 2 private offices, conference room and test kitchen
- ◆ SHOP AREA: 2,090 SF
- ◆ AGE: 1996
- ◆ ZONING: I-2 Industrial
- ◆ TAXES: \$9,059.31 (2018)

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