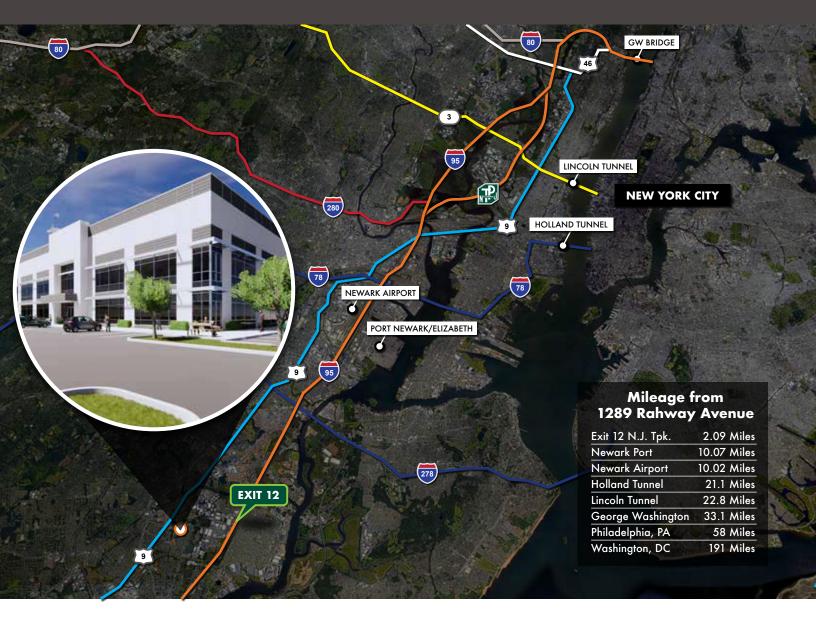
AVENEL DISTRIBUTION CENTER

1289 RAHWAY AVENUE, WOODBRIDGE, NJ



1,215,238 SF

INDUSTRIAL SPACE FOR LEASE

PROPERTY HIGHLIGHTS

- State-of-the-art e-commerce fulfillment and regional distribution space
- Just 2.09 miles from New Jersey Turnpike, Exit 12
- Easy access to Ports of Newark & Elizabeth, Newark Liberty International Airport and New York City
- Reach 20+ million consumers within an approx. one-hour drive
- · Access to Northern New Jersey's skilled and diverse workforce
- 30 Year Real Estate PILOT starting at \$2.05 per sq ft.
- 100 Additional Loading Dock Doors can be added

CONTACT INFO

1289 RAHWAY AVENUE, WOODBRIDGE, NJ



Newark CITY Newark Liberty Newark Liberty Newark Liberty Newark Liberty Port Newark Port Elizabeth Liper New York lib Long island Liper New York lib Staten Island Staten Island

PROPERTY DESCRIPTION

BUILDING AREA:

 Warehouse
 1,175,238 S.F.

 Office
 20,000 S.F.

 Mezzanine Office
 20,000 S.F.

 TOTAL
 1,215,238 S.F.

- Building Clear Height- 40'
- Column Spacing- 53.00'x 54.00'
- Floor Slab- 8" unreinforced
- Loading Doors- 100; 9'x 10'
- Drive-in Doors- 2; 14'x 16'
- Car Parking- 300
- Trailer Parking- 473
- Loading Door Kos 100
- Fire Sprinklers- ESFR
- Electrical Service- 4000A

