

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

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1289 RAHWAY AVENUE, WOODBRIDGE, NJ



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