

ROCKEFELLER GROUP LOGISTICS CENTER AT **CARNEYS POINT**

FOREST LANE, CARNEYS POINT, NJ

**DELIVERING
Q1 / Q2 2025**



PROPERTY DETAILS

**BUILDING A
OCCUPANCY
Q1 2025**

**BUILDING B
OCCUPANCY
Q2 2025**

| SPECIFICATIONS | BUILDING A | BUILDING B |
|-----------------------|------------------------|------------------------|
| TOTAL BUILDING SIZE | 530,000 SF | 596,443 SF |
| BUILDING DIMENSIONS | 1,060' x 500' | 1,230' x 495' |
| OFFICE | ±2,500 SF | ±2,500 SF |
| CEILING HEIGHT | 40' | 40' |
| COLUMN SPACING | 50' x 54' | 50' x 54' |
| SPEED BAY SIZE | 60' | 60' |
| DOCK DOORS | 118 (9' x 10') | 127 (9' x 10') |
| DRIVE-IN DOORS | 4 | 4 |
| CAR PARKING | 295 spaces | 363 spaces |
| TRAILER PARKING | 206 spaces | 122 spaces |
| SPRINKLER | ESFR | ESFR |
| POWER | 2,500a at 480v/3-phase | 2,500a at 480v/3-phase |



112 TRAILER SPACES

195 CAR SPACES

1 DRIVE IN DOOR 59 DOCK DOORS 1 DRIVE IN DOOR
BUILDING A
530,000 SF
AVAILABLE
 OFFICE
 145 CAR SPACES
 500'
 1,060'
 1 DRIVE IN DOOR 59 DOCK DOORS 1 DRIVE IN DOOR

94 TRAILER SPACES

40 TRAILER SPACES

OFFICE
1 DRIVE IN DOOR

1 DRIVE IN DOOR
BUILDING B
596,443 SF
AVAILABLE
 59 DOCK DOORS
 82 TRAILER SPACES
 1 DRIVE IN DOOR

68 DOCK DOORS

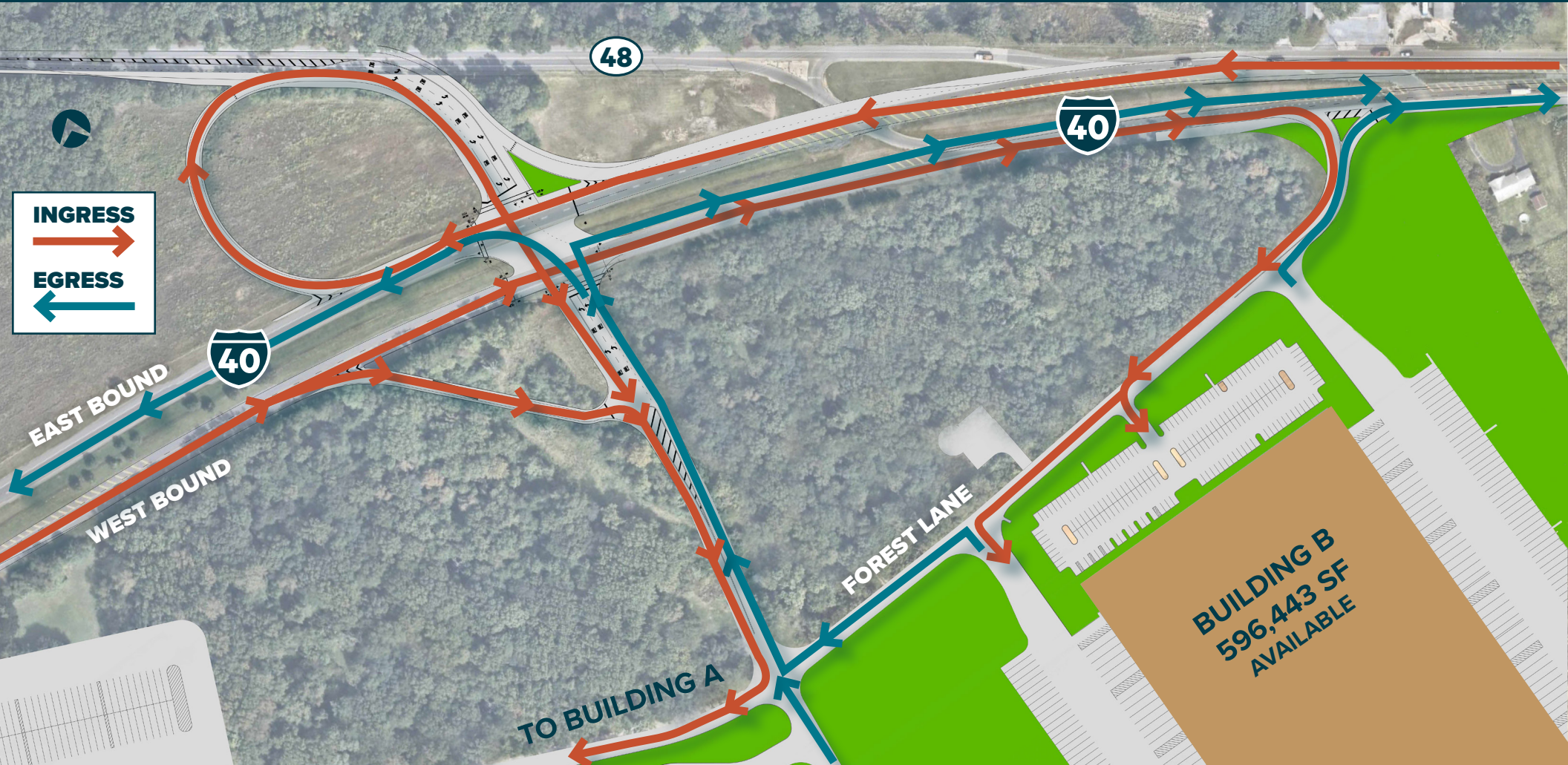
1,230'

495'

1 DRIVE IN DOOR

168 CAR SPACES

ROADWAY IMPROVEMENTS



| | |
|-------------------|--|
| I-295 EXIT 4 | |
| 2.7 MILES | |
| NJ TPKE EXIT 1 | |
| 3.5 MILES | |
| I-295 EXIT 2B | |
| 3.8 MILES | |

PA

PHILADELPHIA



NJ

WILMINGTON



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CARNEYS POINT

IMMEDIATE HIGHWAY ACCESS

FOREST LANE, CARNEYS POINT, NJ



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FOREST LANE, CARNEYS POINT, NJ

DREW GREEN

Executive Vice President
+1 610 251 5183
andrew.green@cbre.com

THOMAS F. MONAHAN

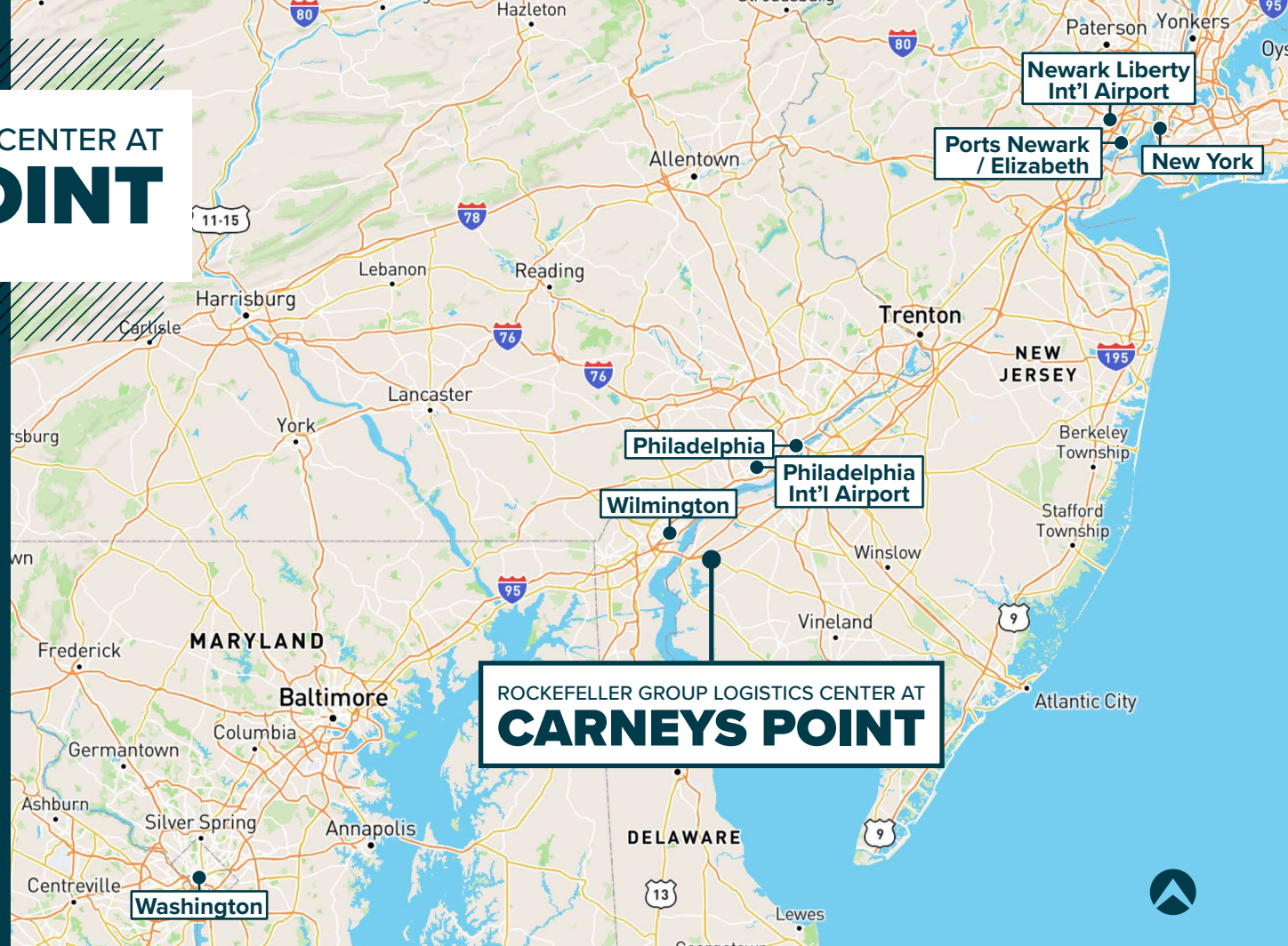
Vice Chairman
+1 201 712 5610
thomas.monahan@cbre.com

LARRY SCHIFFENHAUS

Executive Vice President
+1 201 712 5809
larry.schiffenhaus@cbre.com

BRIAN GOLDEN

Executive Vice President
+1 201 712 5607
brian.golden@cbre.com



[ROCKEFELLERGROUPCARNEYSPOINT.COM](https://www.rockefellergroupcarneyspoint.com)

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CBRE

**ROCKEFELLER
GROUP**

KEY DISTANCES

| | |
|----------------------------------|-------------------------|
| WILMINGTON, DE | 11 MILES / 22 MIN |
| PHILADELPHIA INT'L AIRPORT, PA | 23 MILES / 30 MIN |
| PHILADELPHIA, PA | 34 MILES / 43 MIN |
| WASHINGTON, DC | 115 MILES / 2 HR 14 MIN |
| NEW YORK CITY, NY | 118 MILES / 2 HR 11 MIN |
| NEWARK LIBERTY INT'L AIRPORT, NJ | 106 MILES / 1 HR 46 MIN |
| PORTS NEWARK / ELIZABETH, NJ | 111 MILES / 1 HR 56 MIN |