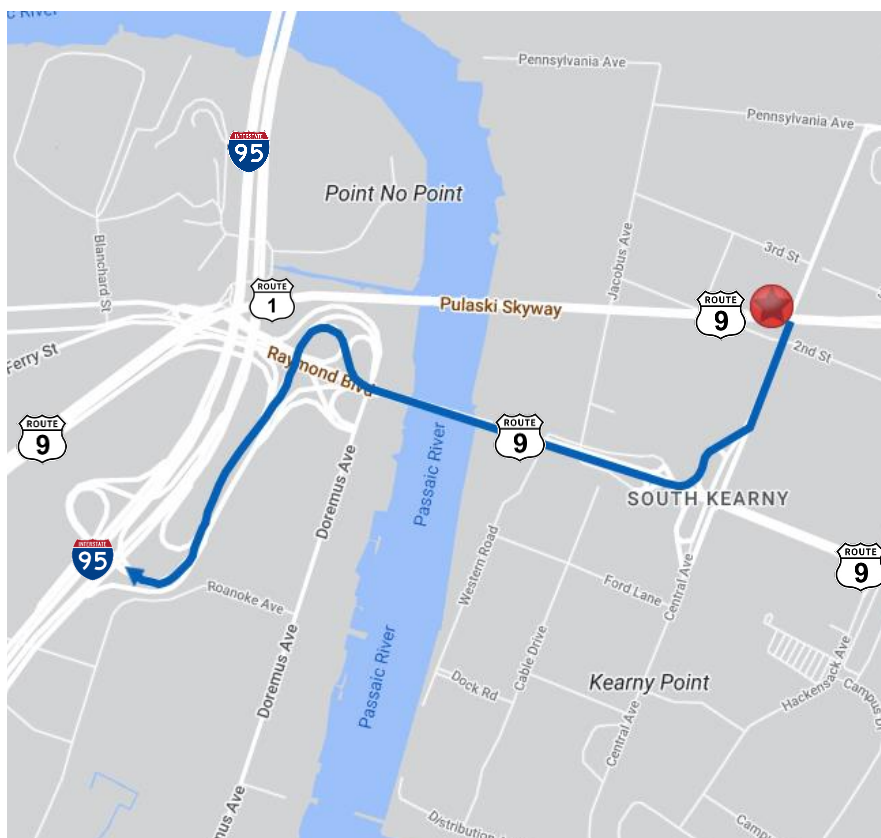
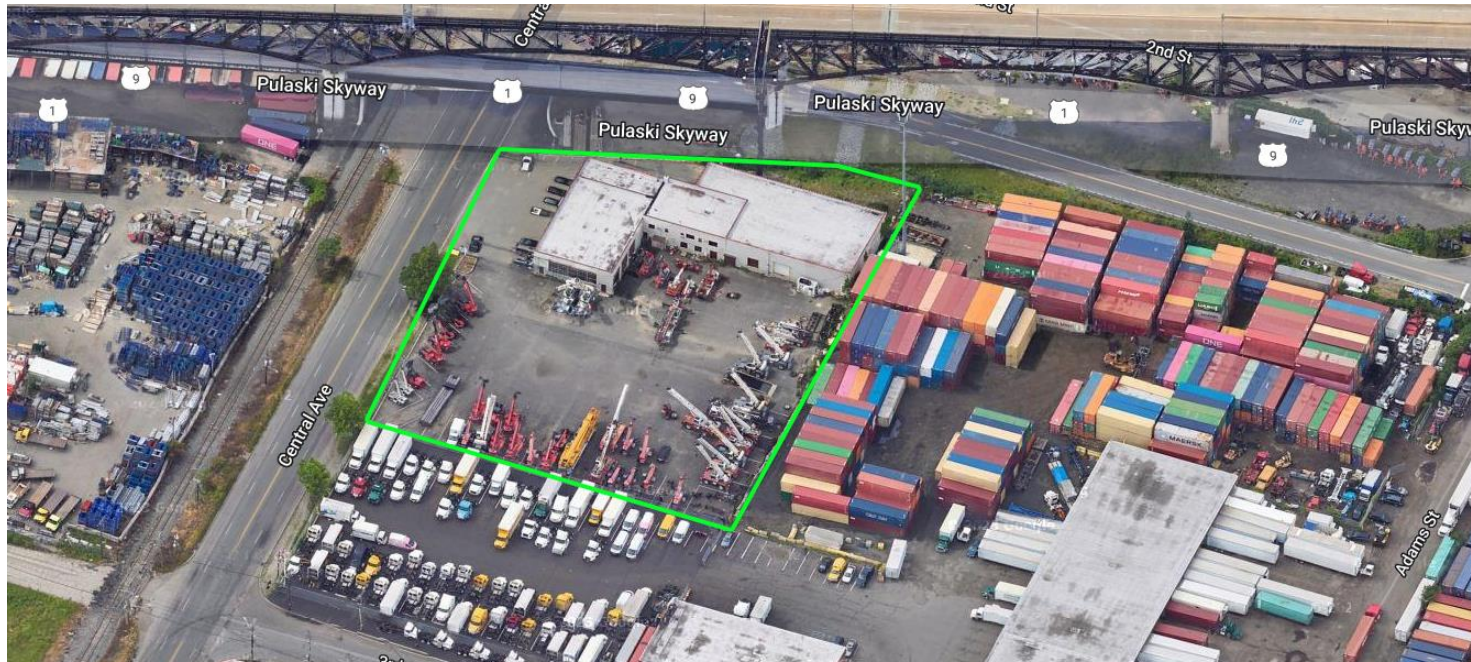




Specifications

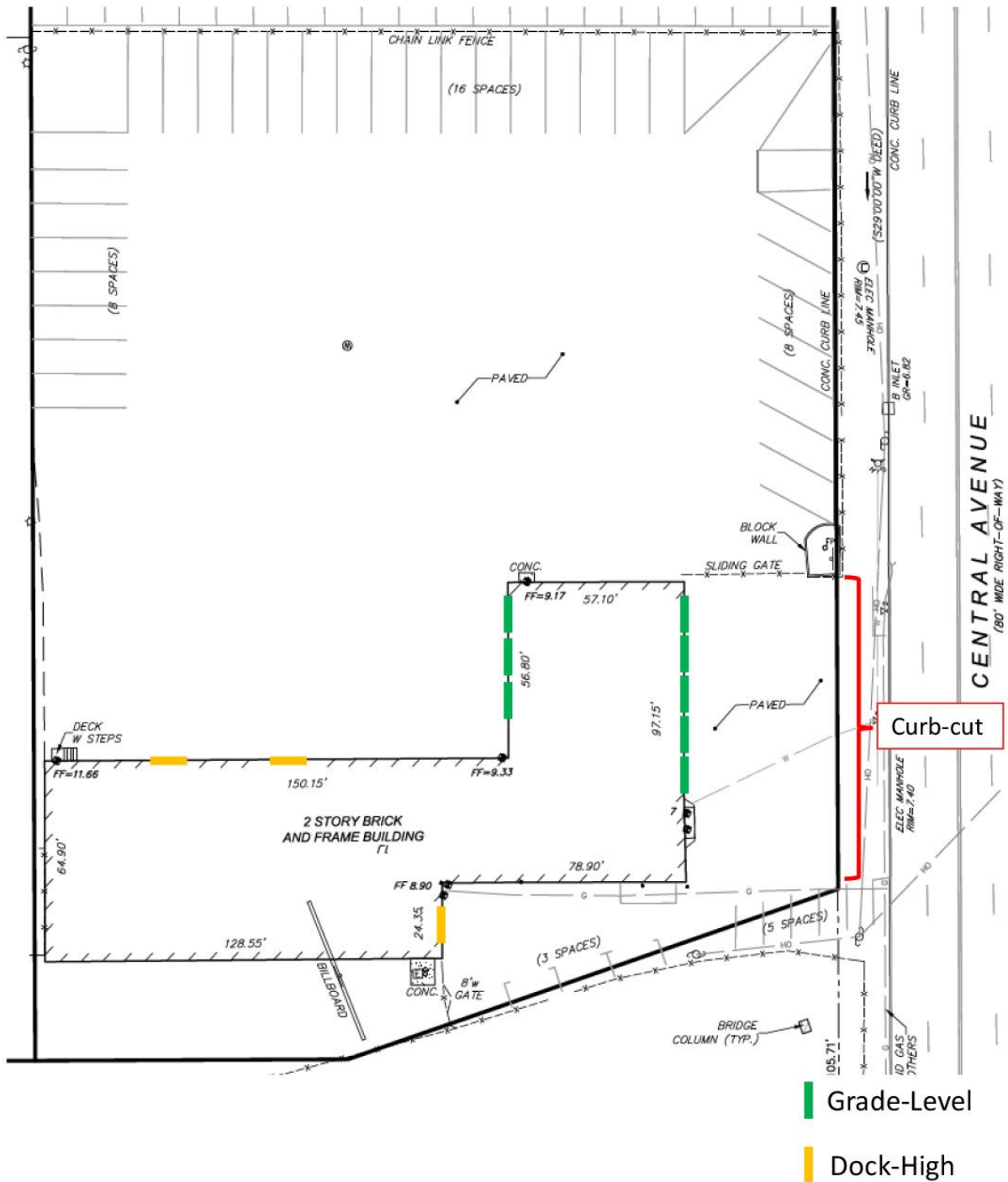
±16,500 SF TOTAL BUILDING SIZE	3 TB, 8 DI LOADING
±2 AC TOTAL ACREAGE	Industrial ZONING
Gas Suspended HEAT	\$2,682 Per Mo OPEX
Wet System SPRINKLER SYSTEM	
Varies COLUMN SPACING	
±14' Clear CEILING HEIGHT	
1 Mile to NJ Turnpike, Interchange 15E	
6 Miles to Newark Airport	
8 Miles to New York City	
ACCESSIBILITY	

For additional property information or to arrange an inspection, please contact the exclusive brokers:

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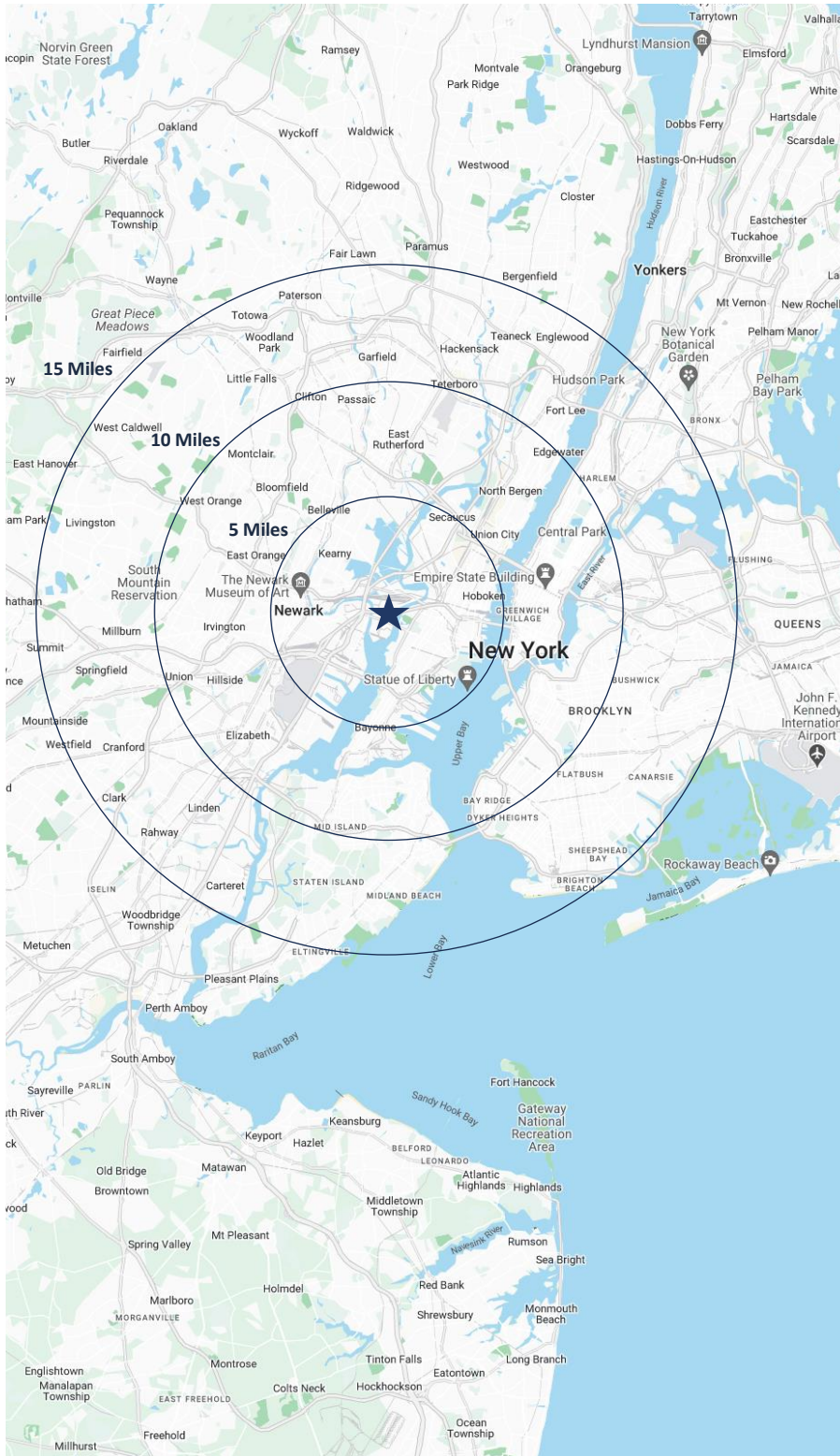


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5 MILES

- Total Population: 793,676
- Households: 310,135
- Median Household Income: \$95,833
- Average Household Size: 2.5
- Transportation to Work: 419,822
- Labor Force: 639,924

10 MILES

- Total Population: 5.01M
- Households: 2.07M
- Median Household Income: \$108,109
- Average Household Size: 2.4
- Transportation to Work: 2.66M
- Labor Force: 4.1M

15 MILES

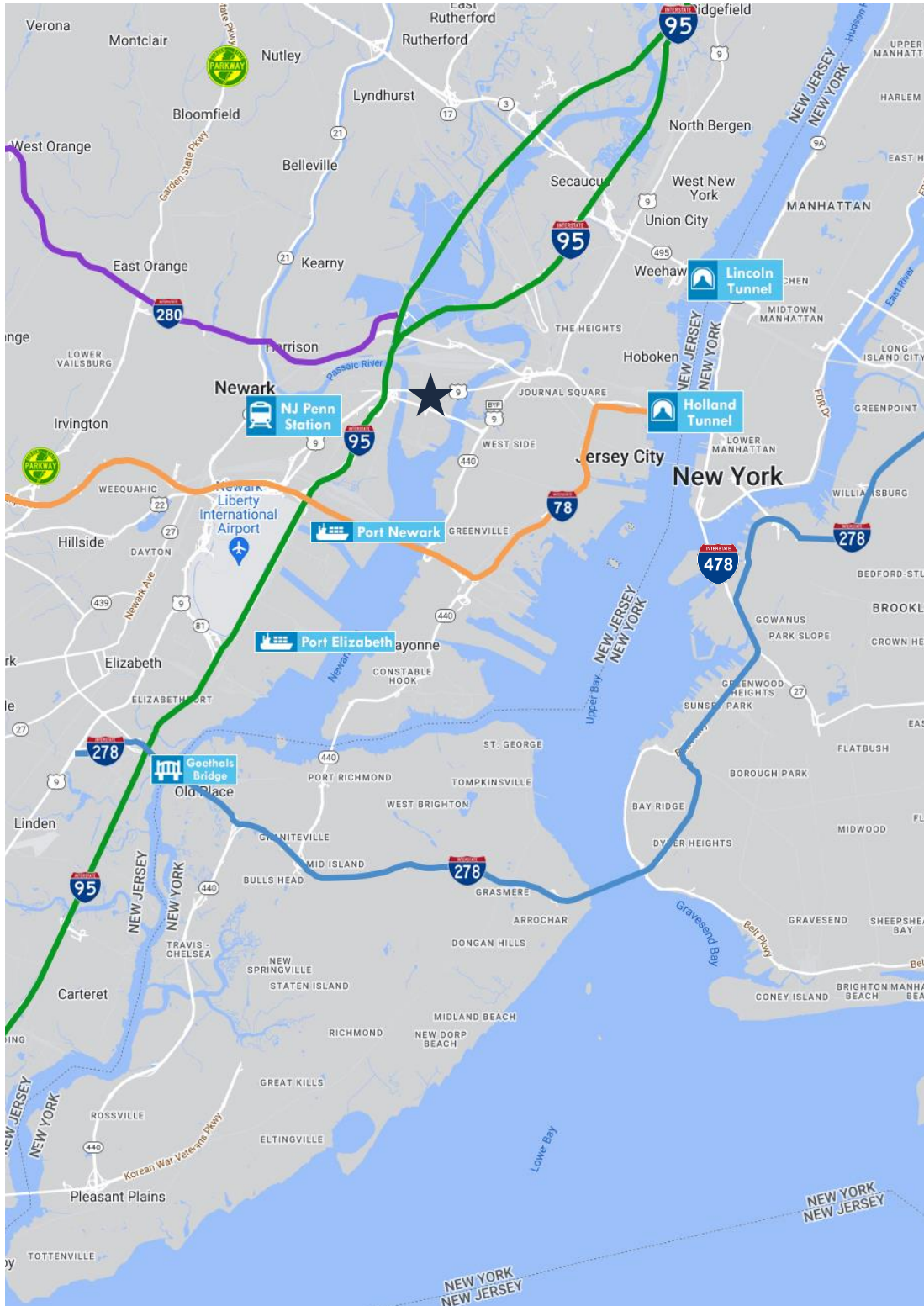
- Total Population: 10M
- Households: 3.86M
- Median Household Income: \$94,606
- Average Household Size: 2.5
- Transportation to Work: 5.01M
- Labor Force: 8.1M

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ACCESSIBILITY



0.3 MI
Route 1



0.9 MI
I-95



3.4 MI
Penn Station



3.8 MI
I-78



5.1 MI
Holland Tunnel



7.2 MI
Ports Newark
and Elizabeth



7.2 MI
Newark Airport



9.6 MI
I-278



10.5 MI
Lincoln Tunnel

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