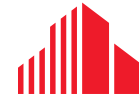


# 1400 IMPERIAL WAY

West Deptford, New Jersey

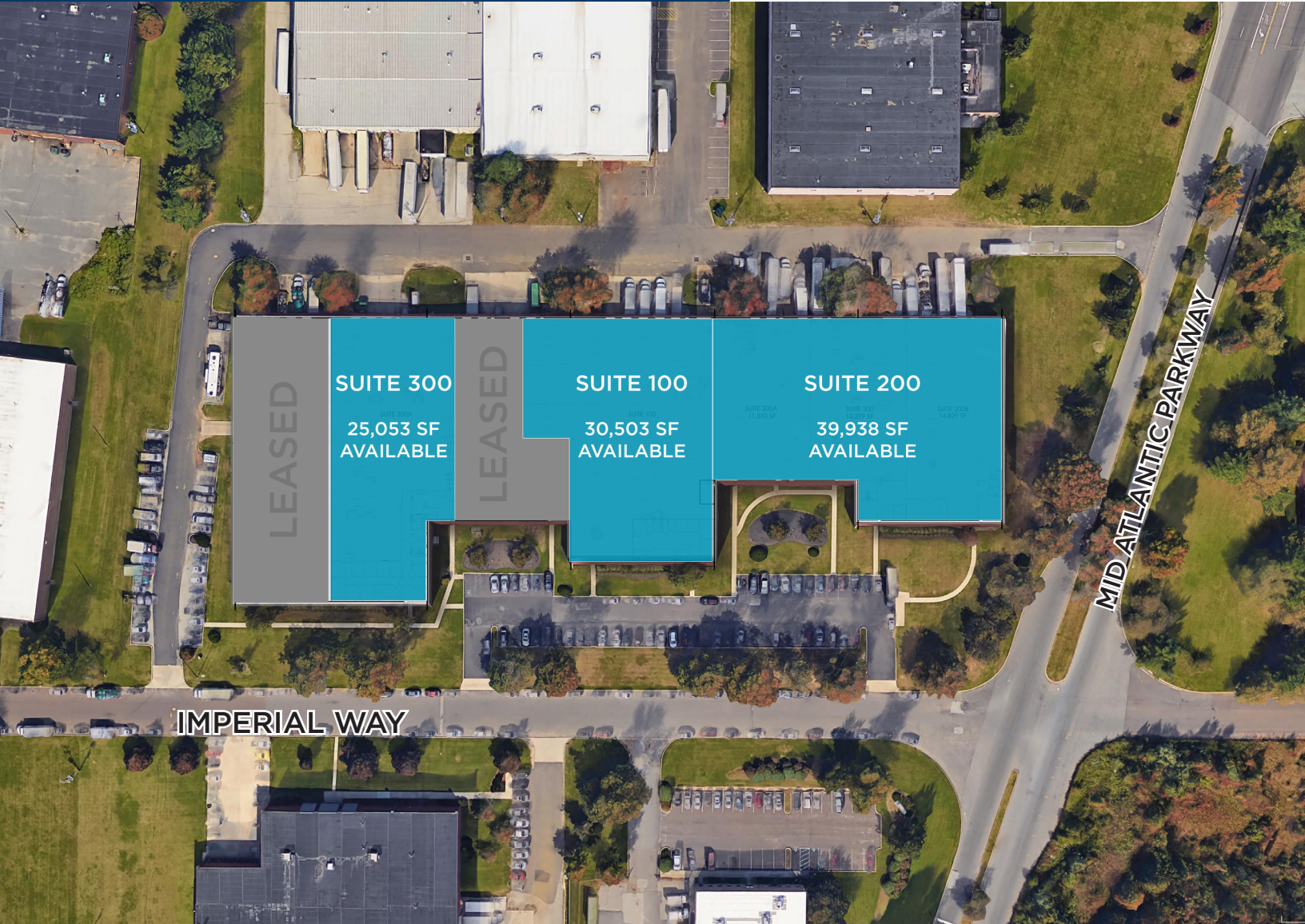
95,494 SF AVAILABLE IN 3 SUITES

Warehouse Distribution Facility



CUSHMAN &  
WAKEFIELD

FOR LEASE



## HIGHLIGHTS

- Located in Mid-Atlantic Corporate Park; Exit 20 of Rt. 295
- 20' Clear Height
- 70,441 SF Max Contiguous



# 1400 IMPERIAL WAY WEST DEPTFORD, NJ

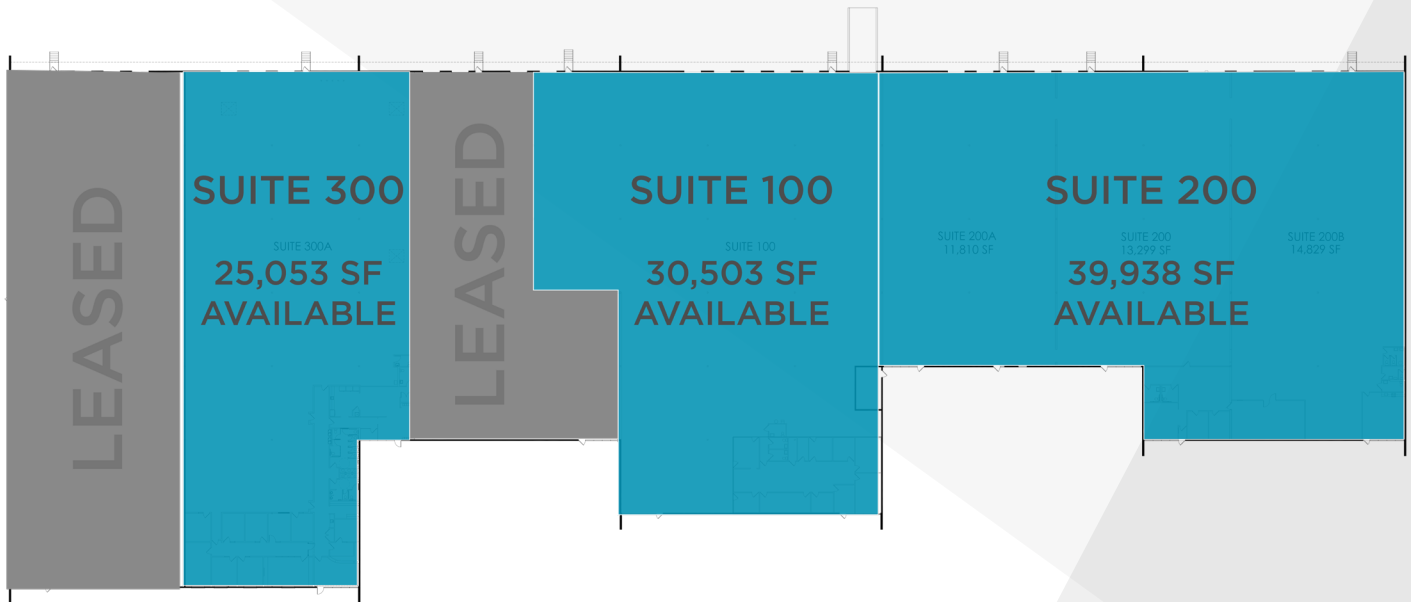
## PROPERTY FEATURES

Size	127,822 SF
Year Built	1974
Roof	.45 Mill TPO Roof, Installed in 2006
Acres	7.54 AC
Utilities	Water/Sewer: West Deptford Twp Gas/Electric: PSE&G
Zoning	M-1 (Light Manufacturing)
Telecom	Verizon Services Available
Clear Height	20'
Column Spacing	42' x 35'
Sprinkler	100% Wet System
Auto Parking	99 Spaces
Township	West Deptford



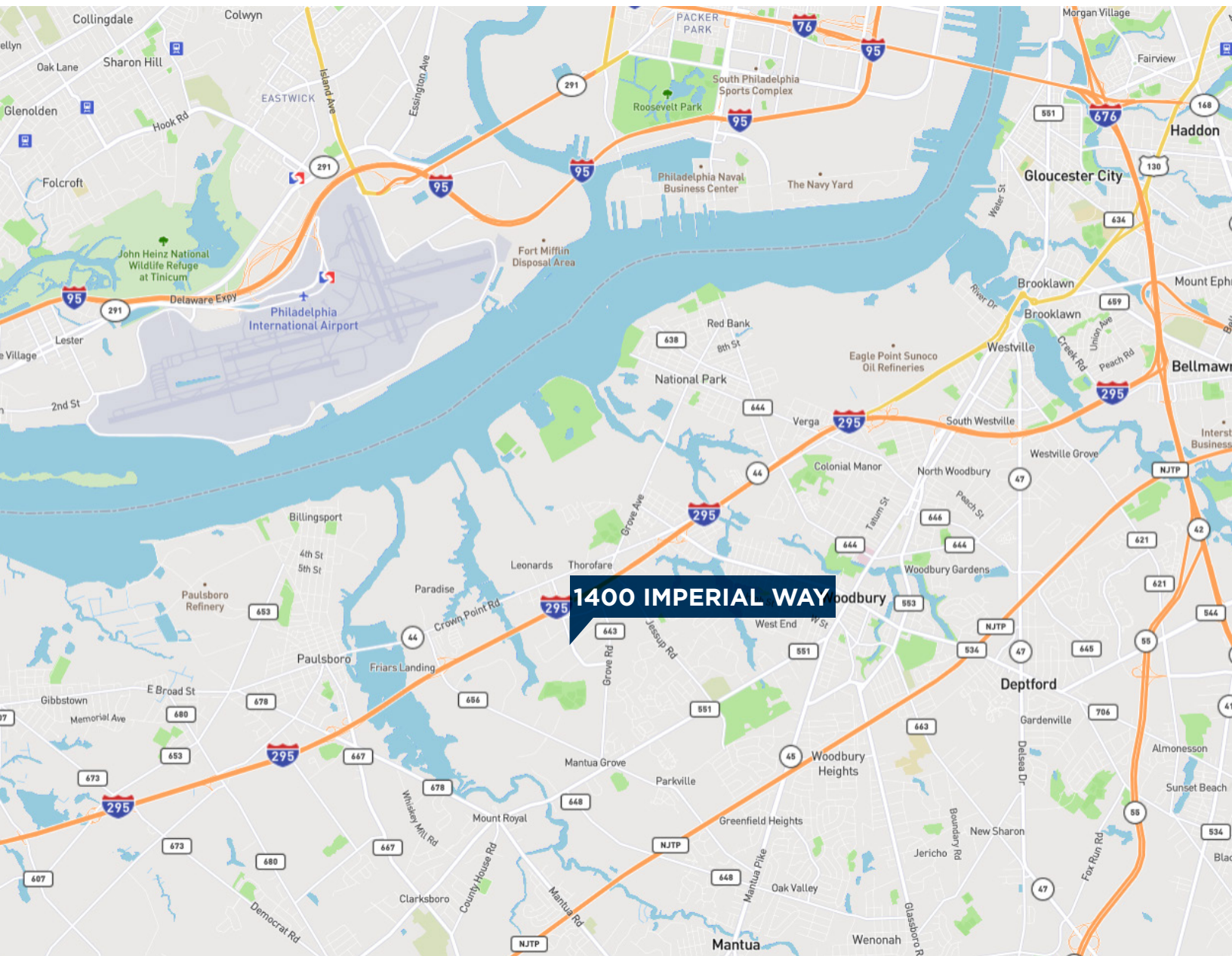
### DISTANCES TO:

I-295	0.6 Miles
Walt Whitman Bridge	8.9 Miles
Commodore Barry Bridge	10.8 Miles
Ben Franklin Bridge	12.4 Miles



## SPACE FEATURES

SUITE	100	200	300
Square Feet Available	30,503 SF	39,938 SF	25,053 SF
Office SF	4,302 SF	2,118 SF	4,945 SF
Loading	6 Loading Docks 1 (10' x 12') Drive In Door	9 Loading Docks	3 Loading Docks
Lighting	Upgrading to T-5 Lights	Upgrading to T-5 Lights	T-5 Lights
Power	100 Amp, 277/480 Volt, 3 Phase	600 Amp, 177/480 Volt, 3 Phase	400 Amp, 120/208 Volt, 3 Phase
HVAC	Air conditioned office space with Reznor units in the warehouse	Air conditioned office space with Reznor units in the warehouse	Fully air conditioned warehouse and office space



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