



INDUSTRIAL PROPERTY

FOR LEASE

±25,268 - 30,668 SF WAREHOUSE FACILITY

100 West Commercial Avenue, Moonachie, NJ 07074

For More Information, Contact the Exclusive Brokers

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THE BLAU & BERG COMPANY

830 Morris Turnpike, Suite 201, Short Hills, NJ 07078

www.blauberg.com

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PROPERTY DESCRIPTION

±25,268 - 30,668 SF Warehouse Distribution Space Available

PROPERTY HIGHLIGHTS

- ±30,668 SF Unit with ±2,400 SF of Office
- ±25,268 - 30,668 SF Available
- ±16'4" Clear Height
- Three (3) Loading Docks
- One (1) Drive In Door (12' x 12')
- LED Lighting with Roof Mounted Solar
- Gas Suspended Heating Units
- 800 Amps
- Dry Sprinkler System

OFFERING SUMMARY

Lease Rate:	\$10.25 SF/yr (NNN)
Number of Units:	2
Available SF:	30,668 SF
Building Size:	49,670 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,765	37,610	226,233
Total Population	4,577	96,165	609,216
Average HH Income	\$74,424	\$81,010	\$70,488

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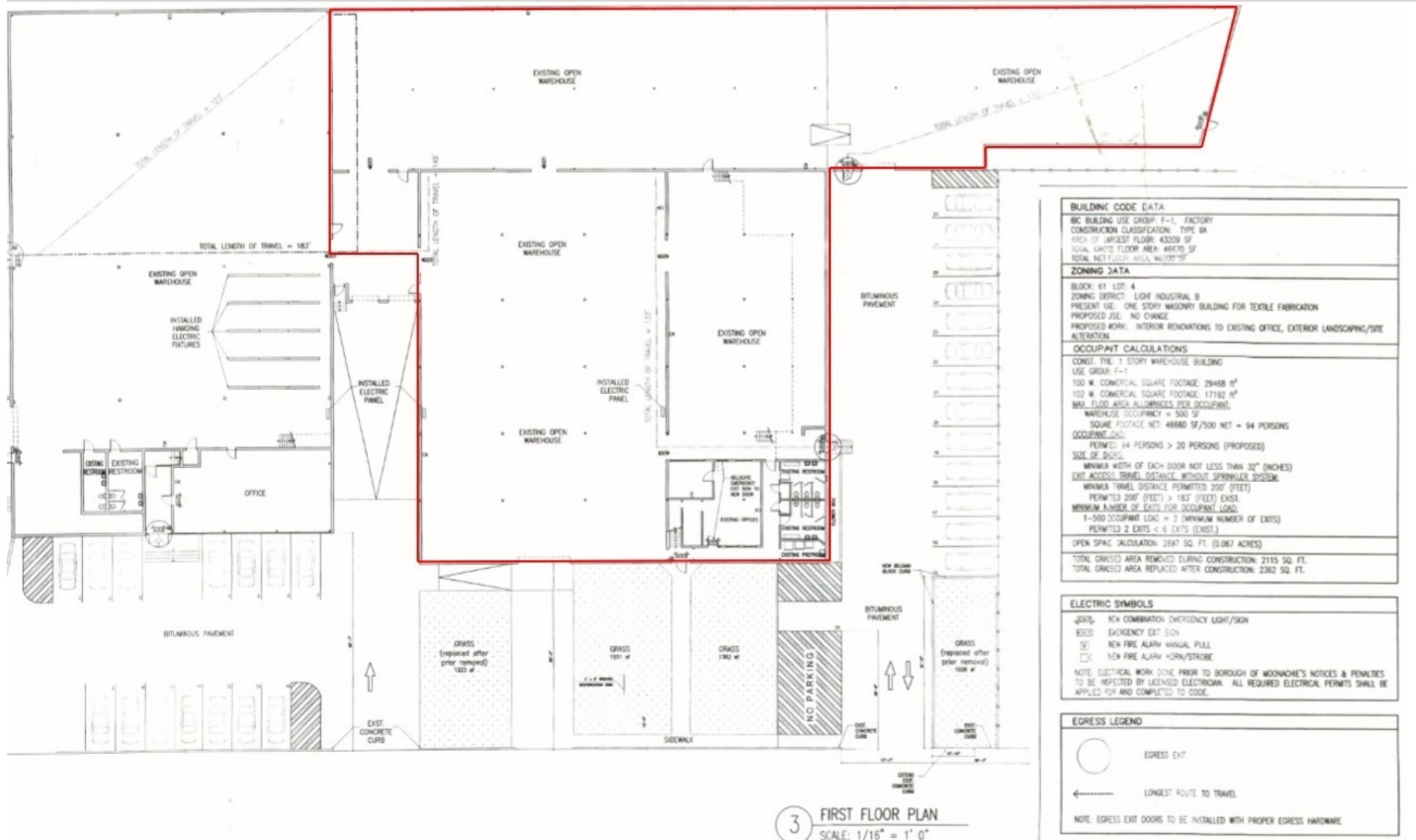
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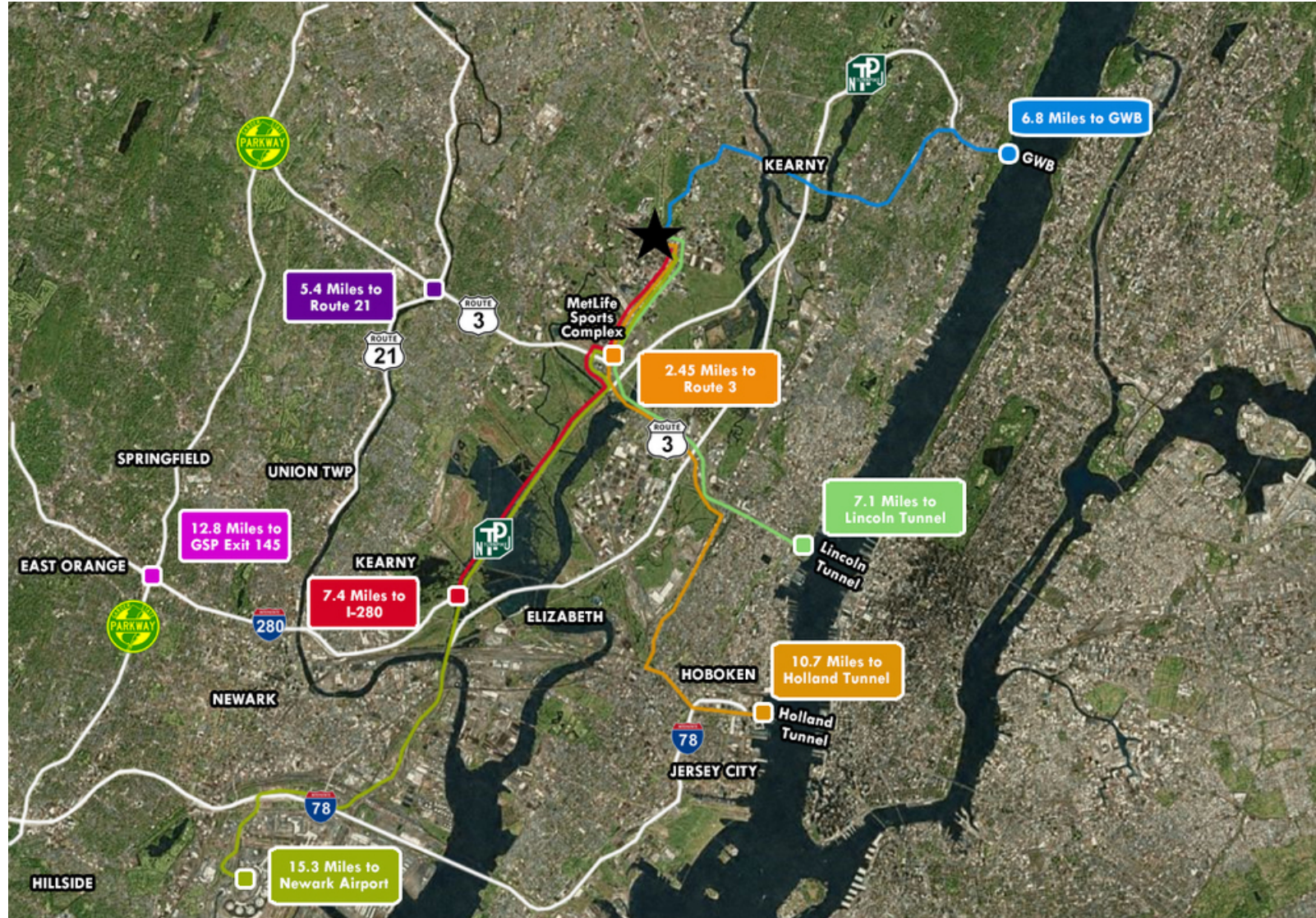
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