



# 360 Crider Avenue

Moorestown, New Jersey

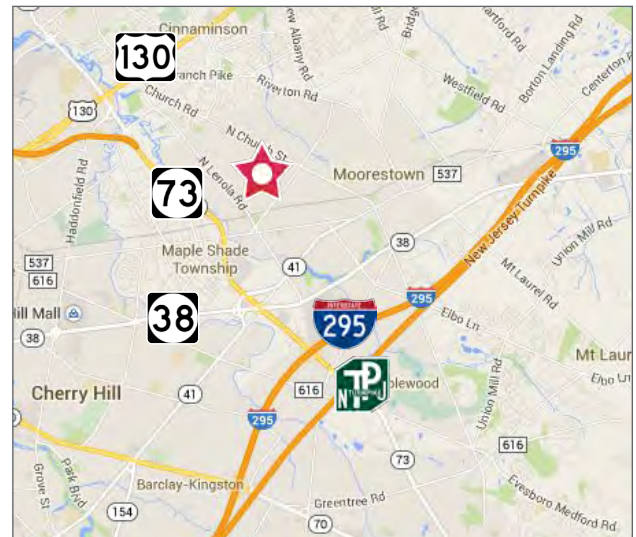
## Property Description

- 60,000± SF industrial building on 9.04± acres
- Loading platform served by one leveler with (2) 19'x12' doors & (2) 12'x12' doors
- (1) 18'x13' drive-in
- 13'6" - 16' clear ceiling heights
- Column spacing: 24' x 66'
- T-5 lighting
- Foam insulation roof with lifetime guarantee (provided routine treatment is performed)
- Public water and sewer
- Gas & radiant heat
- 3 phase, 220 volts, 2200 amps
- Parking for 140± vehicles
- Taxes (2016): \$60,500
- Zoning: SRI (Specially Restricted Industrial)

Sale Price **\$2,650,000**

**QUICK SETTLEMENT!**  
**POSSIBLE SALE LEASEBACK**  
**CONTACT ROY FOR DETAILS**

360 Crider Avenue is in close proximity to Routes 38 & 73 and is within 5 miles of Exit 4 of the NJ Turnpike and Exit 36 of I-295.



### PERFECT FOR MANUFACTURING OPERATION

On-Site Equipment Available for Sale

- 1 Ton JIB Cranes
- Bus Ducts
- 2 Spray Booths
- Compressed Air

For more information:

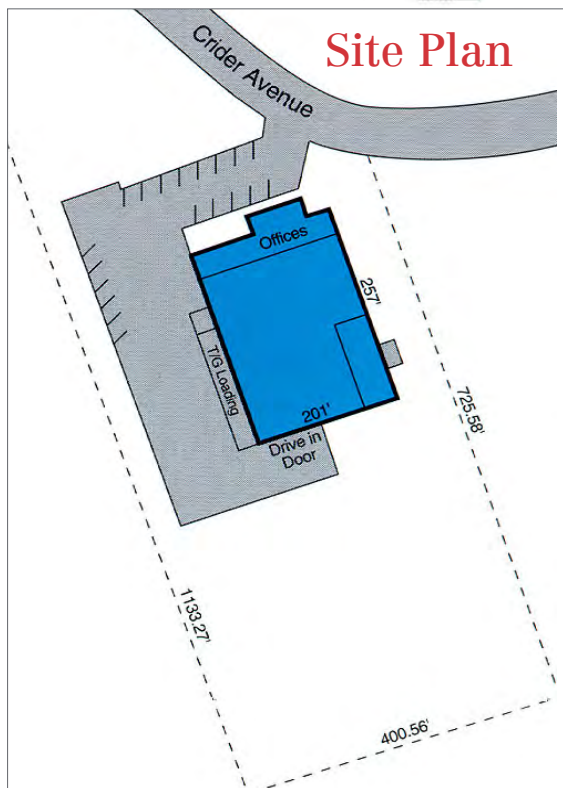
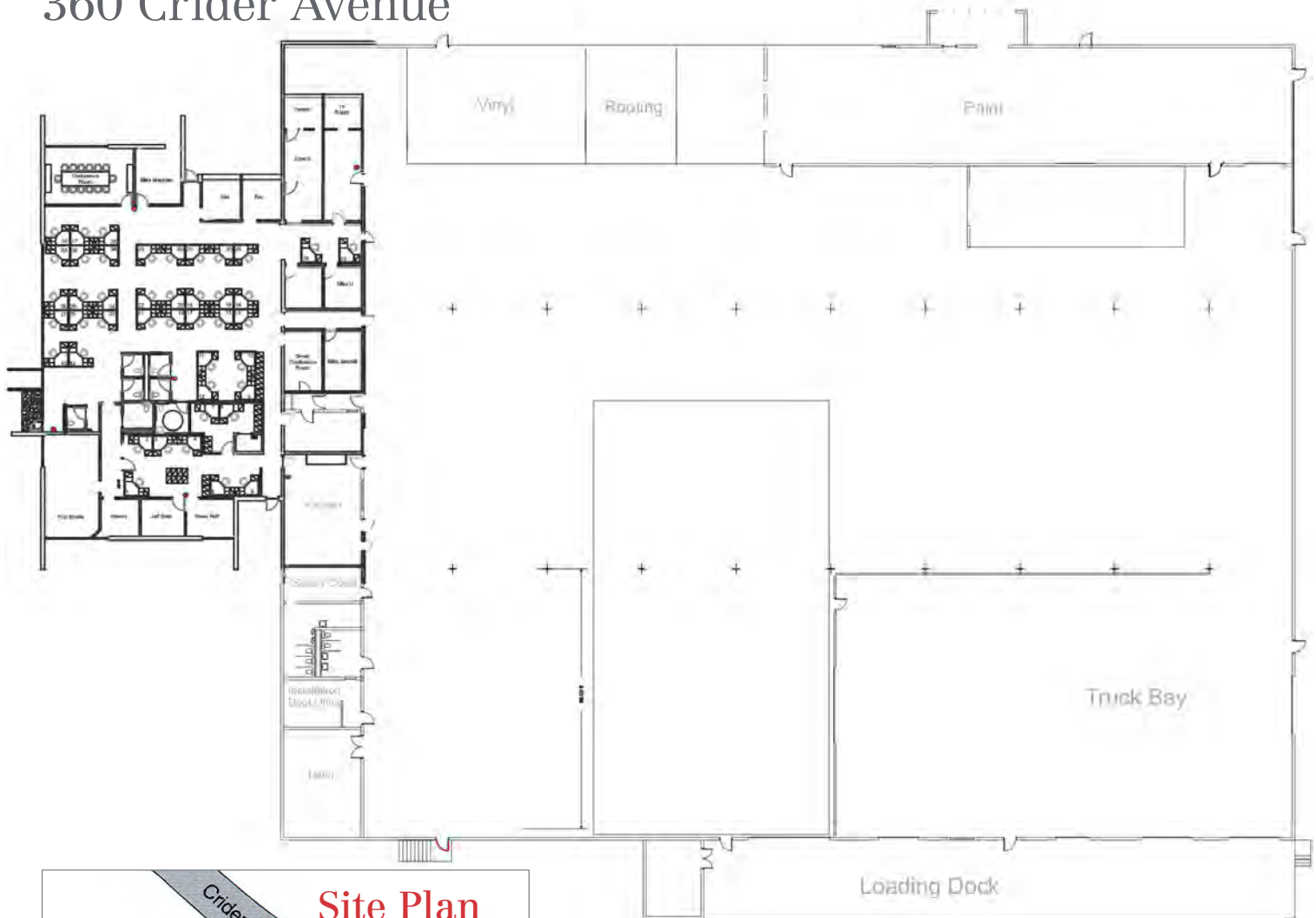
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Floorplan

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