

DEMOLITION

IS COMPLETE!



701 12th Street, Carlstadt/Wood-Ridge, NJ ± 64,390 SF New Construction

Available Q4, 2019
Prime Last Mile Meadowlands Location



Available For Lease

Carlstadt/Wood-Ridge, NJ

Specifications

Total Size: \pm 64,390 SFBuilding Footprint: \pm 59,800SFMezzanine (future): \pm 4,590 SF

Building Dimensions: 170' 4" x 361' 2"

Acres: 3.43

Ceiling Height: 40' clear

Loading: 10 docks, 1 drive-in

Dock Equipment: 40,000 lb. capacity mechanical pit levelers with bumpers, dock seals and z-guards

Column Spacing: 56' x 60'

Floor Slab: 7" thick, 4,000 PSI & FF 45/ FL35

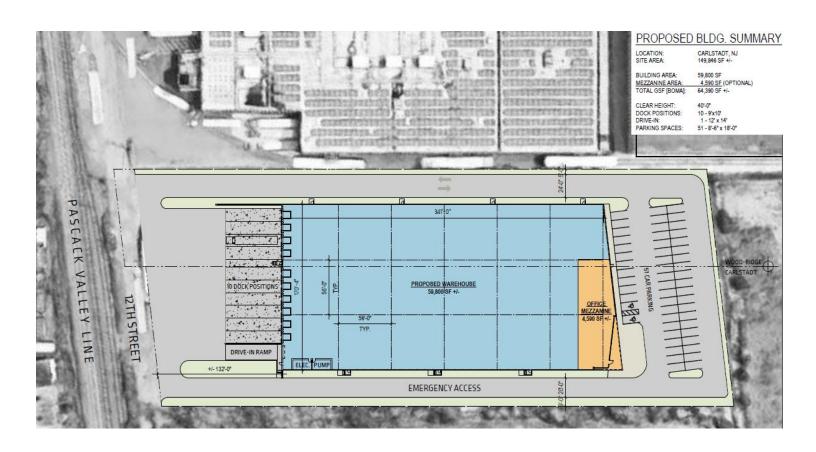
Sprinkler: ESFR

Power: 2,000 amp, 480/277, 3 phase

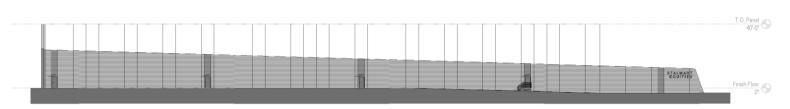
Car Parking: 51 spaces
Availability: Q4, 2019



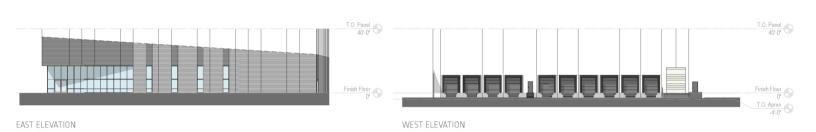




Elevation Renderings



NORTH ELEVATION

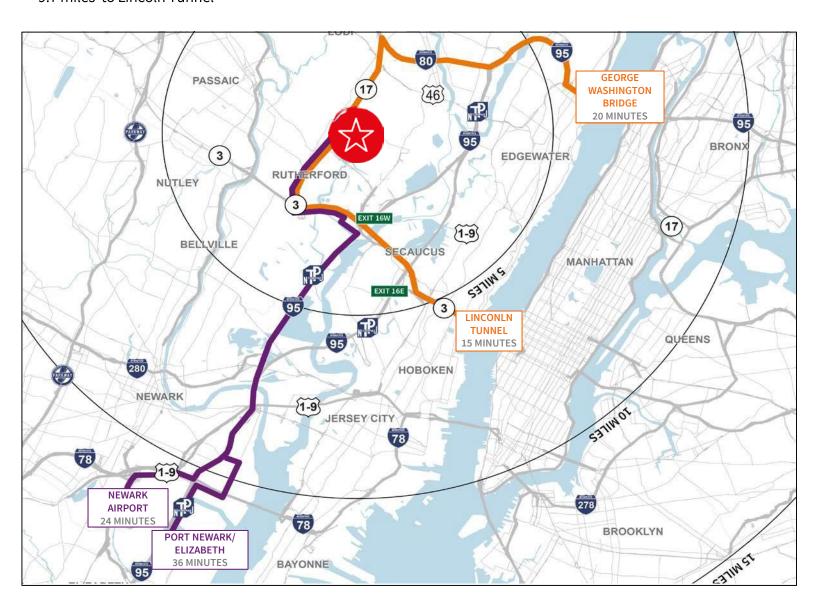


701 12th Street, Carlstadt/Wood-Ridge, NJ

Prime Location

- .36 miles to the Wood-Ridge New Jersey Transit Rail Station and Pascack Valley Line
- 4.4 miles to I-95 (NJ Turnpike) Exit 16W
- 9.5 miles to George Washington Bridge
- 9.7 miles to Lincoln Tunnel

- 10.5 miles to I-280
- 15.5 miles to Port Newark / Elizabeth via NJTP
- 15.5 miles Newark Liberty Int'l Airport





For more information, please contact:

Chris Hile Managing Director +1 201 528 4416 chris.hile@am.jll.com Chad Hilyer Managing Director +1 732 590 4173 chad.hilyer@am.jll.com

DISCLAIMER