

ROCKEFELLER
GROUP

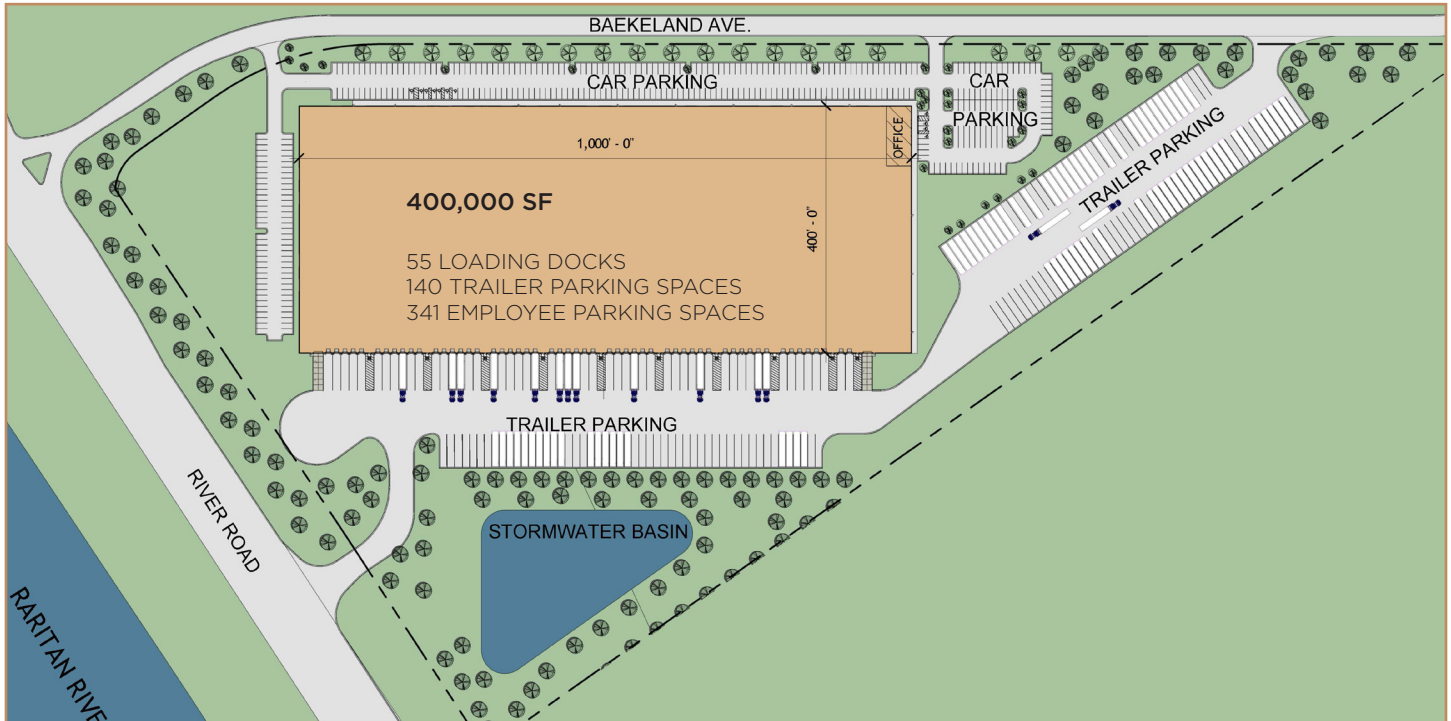
ROCKEFELLER GROUP LOGISTICS CENTER
@ MIDDLESEX
BAEKELAND AVENUE



400,000 SF INDUSTRIAL DEVELOPMENT

DELIVERY: Q2 2020

SITE PLAN



DELIVERY: Q2 2020

Building Specifications

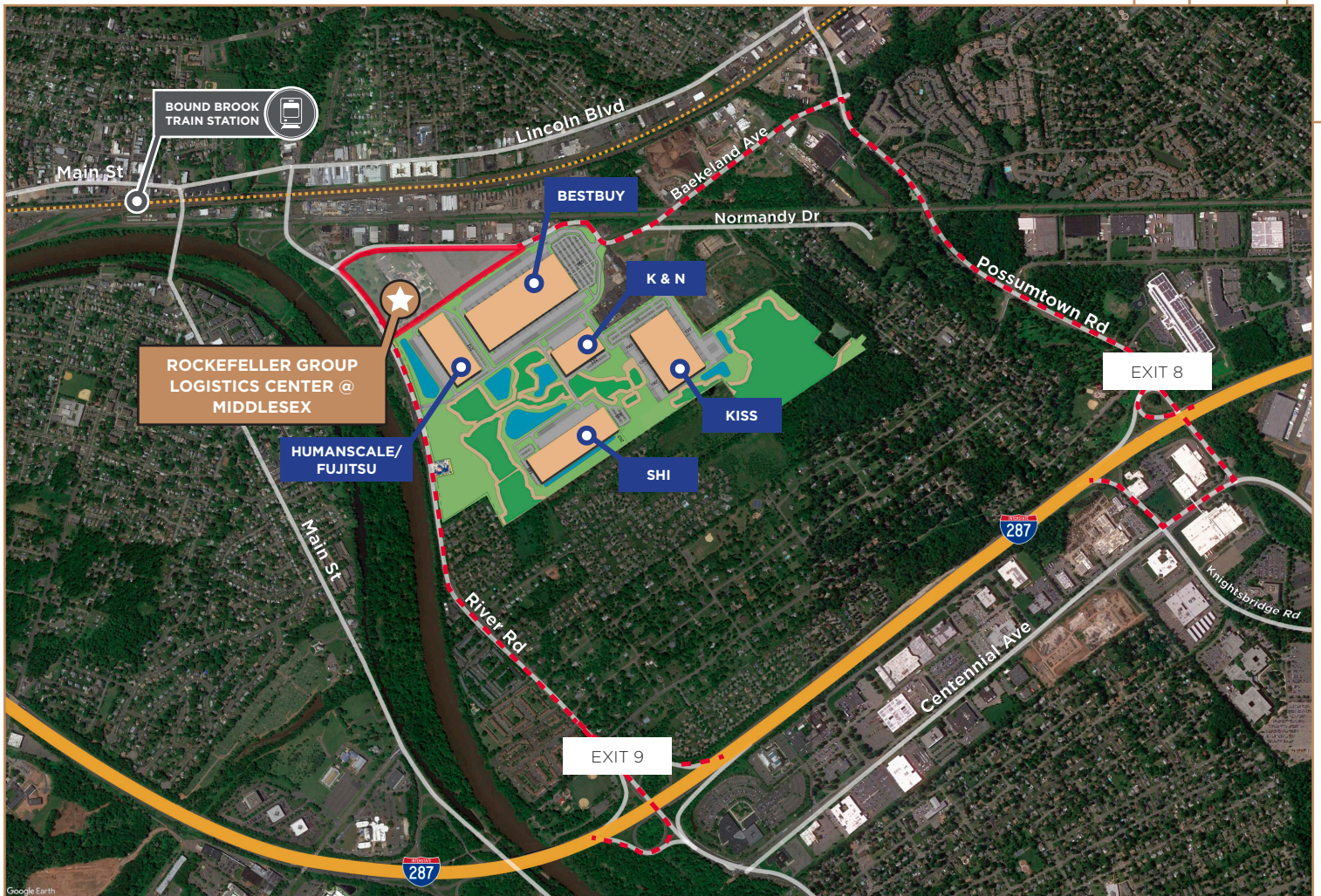
- **Building Size:** 400,000 SF
- **Building Dimensions:** 1,000' x 400'
- **Clear Height:** 36'
- **Loading Docks:** 55
- **Trailer Parking:** 140
- **Car Parking:** 283 (58 banked spots)
- **Column Spacing:** 50' x 54'
(60' at speed bay)
- **Power:** 3,000 amps
- **Lighting:** 25' LED candles with motion sensors in open warehouse environment
- **Floor Slab:** 7" with macro-fibers over 4" of compacted granular base
- **Building Type:** Tilt wall with sandwich panel
- **Sprinkler:** ESFR
- **Taxes:** PILOT - TBD

ROCKEFELLER GROUP LOGISTICS CENTER @ MIDDLESEX

BAEKELAND AVENUE

Located off I-287:
1.2 miles to Exit 9
1.5 miles to Exit 8

Less than one mile from
NJ Transit Bound Brook Station



A SITE THAT PUTS MORE THAN
100,000,000 CUSTOMERS
WITHIN ONE-DAY DELIVERY REACH

Unparalleled access to I-287, I-78 and NJ Turnpike/I-95
40 miles to Manhattan and 65 miles to Philadelphia
25 minutes to Newark Liberty International Airport and Port Newark/Elizabeth
Less than one mile from NJ Transit train station



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