



**FOR
LEASE**

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NEWLY RENOVATED WAREHOUSE
200 COOPER STREET, BEVERLY, NJ 08010



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PROPERTY SUMMARY

Asking Lease Rate: Call for Pricing

SF Available: +/- 5,000 SF

Parking: +/- 6 Spaces

Zoning: Light Industrial

Loading Docks: 1

Drive-In Bays: 3



PROPERTY HIGHLIGHTS

+ Newly renovated, versatile industrial space available for lease featuring 3 drive-in bays, a loading dock, restroom and LED lighting. Ideal for distribution, storage, automotive fields, and other similar uses

+ Located in the LI - Light Industrial zone, the building is ideal for automobile repair, distribution, storage, studio, and other similar type uses

+ Near the banks of the Delaware River, this warehouse is uniquely located to service users in both New Jersey and Pennsylvania. It is in close proximity to Route 130, the Burlington Bristol Bridge, and River Road. Nearby amenities include NJDMV, The Madison event space, UURGE Fitness and Acme Markets

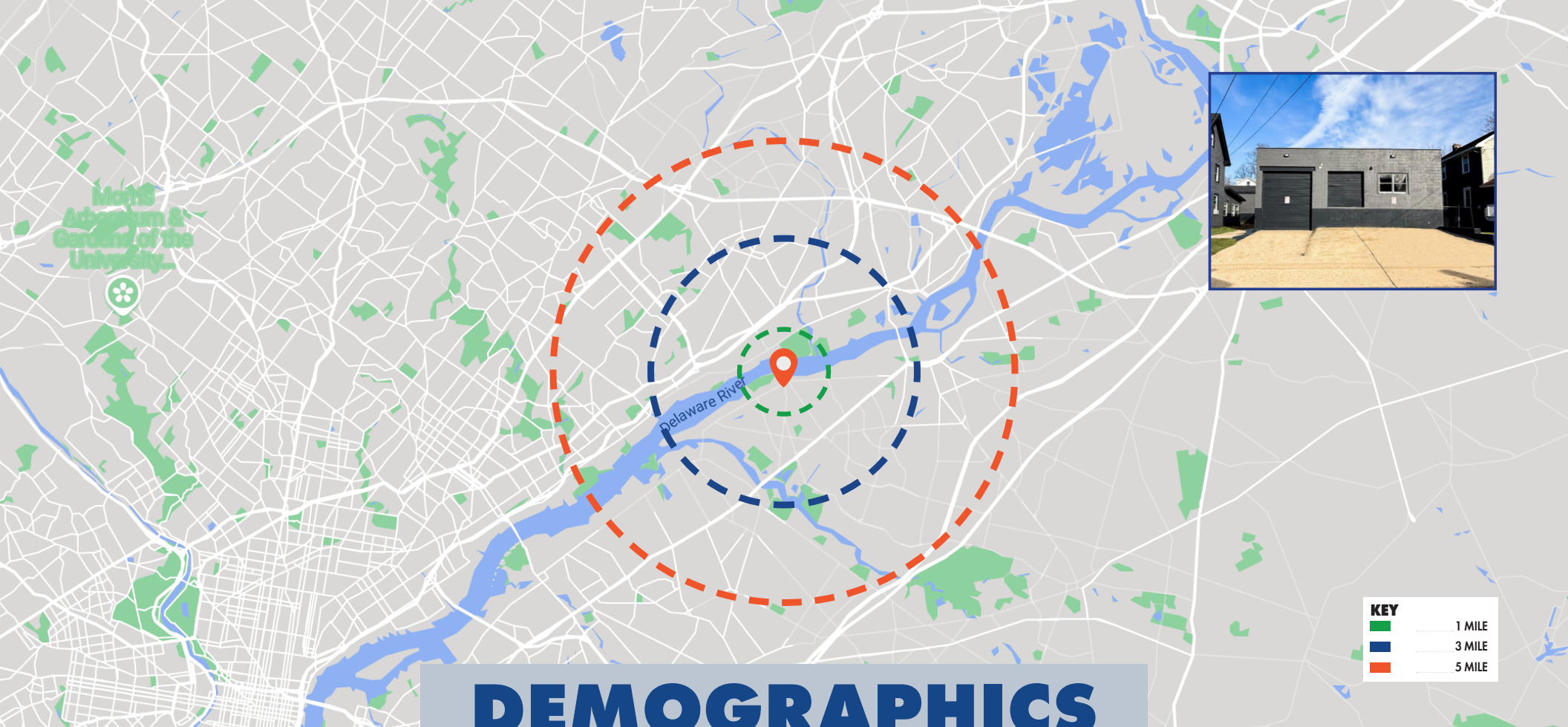


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DEMOGRAPHICS

POPULATION			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2024	8,665	76,055	232,877
PROJECTED 2029	8,840	76,975	232,097

HOUSEHOLDS			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2024	3,575	28,601	89,010
PROJECTED 2029	3,648	28,940	88,569

INCOME			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE INCOME	\$94,866	\$96,831	\$98,641
MEDIAN INCOME	\$76,079	\$77,982	\$76,469



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NJ TURNPIKE



200 COOPER STREET

KEY DISTANCES

ROUTE 130 1.8 MILES

I-295 6.2 MILES

NJ TURNPIKE 7 MILES

I-95 7.6 MILES



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NEARBY AMENITIES

DINING

- Arbys
- Burger King
- China Wok
- Dominos Pizza
- Golden Dawn Diner
- Jersey Bagel Café & Pizza
- KFC
- Lolis Restaurant
- McDonalds
- Mr. Cheesesteak & Pizza
- Pizza Hut
- Popeyes
- Rinos Pizzeria
- Supremos
- Taco Bell
- Wendys

RETAIL/GROCERY

- ACME
- AutoBay
- Beverly Courts Motel
- Big Lots
- Blue Claw
- Burlington Chrysler Dodge Jeep Ram
- Burlington Hyundai
- Burlington Kia
- Burlington Volkswagen
- Cramps Liquor Store
- CVS Pharmacy
- Davis Plumbing
- Dollar Tree
- Enterprise Rent-A-Car
- Fairway Auto Sales
- Goodwill Store & Donation Center
- Liberty Toyota
- Pep Boys
- Walgreens



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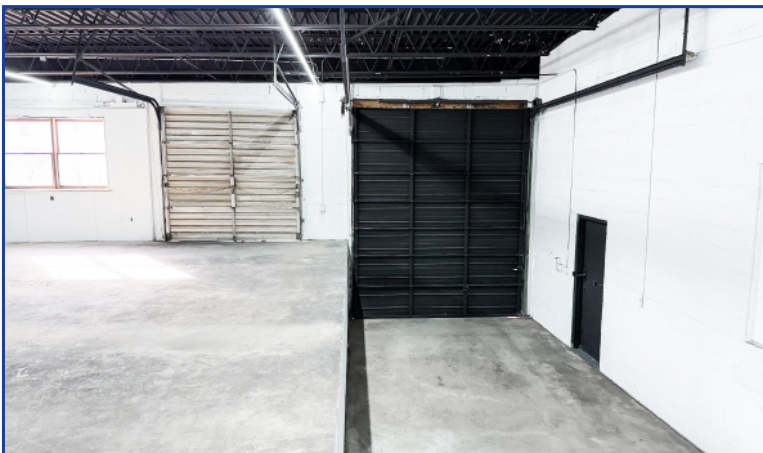
LED LIGHTING THROUGHOUT



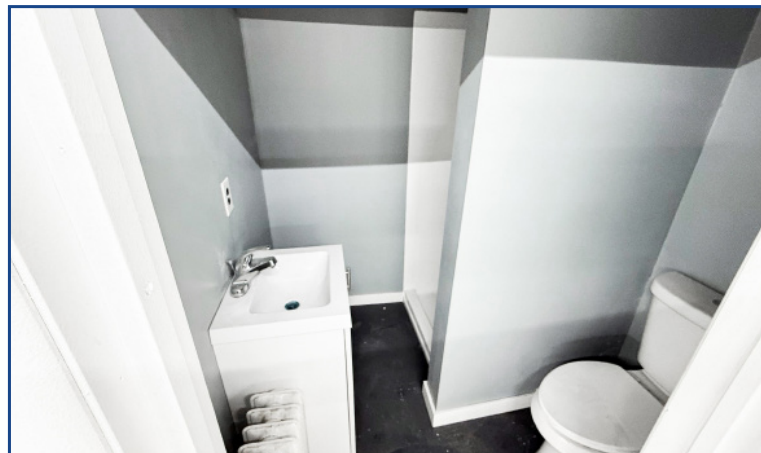
DRIVE-IN BAYS



LOADING DOCK



RENOVATED RESTROOM



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