

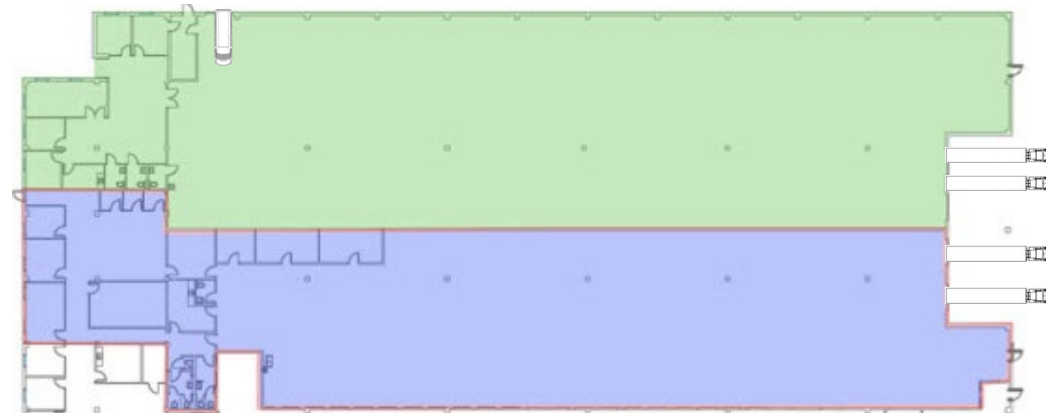


AVAILABILITY DETAILS

Total Unit Size SF	±19,800	16,490
Warehouse SF	±17,800	12,940
Office	±2,000	3,550
Ceiling Height ±	24'	24'
Loading Docks	2	2
Drive-in Doors	1	0
Power	200 Amps @ 277/480V	200 Amps @ 277/480V
	3 Phase	3 Phase
Sprinkler	WET	WET

AVAILABILITY SUMMARY

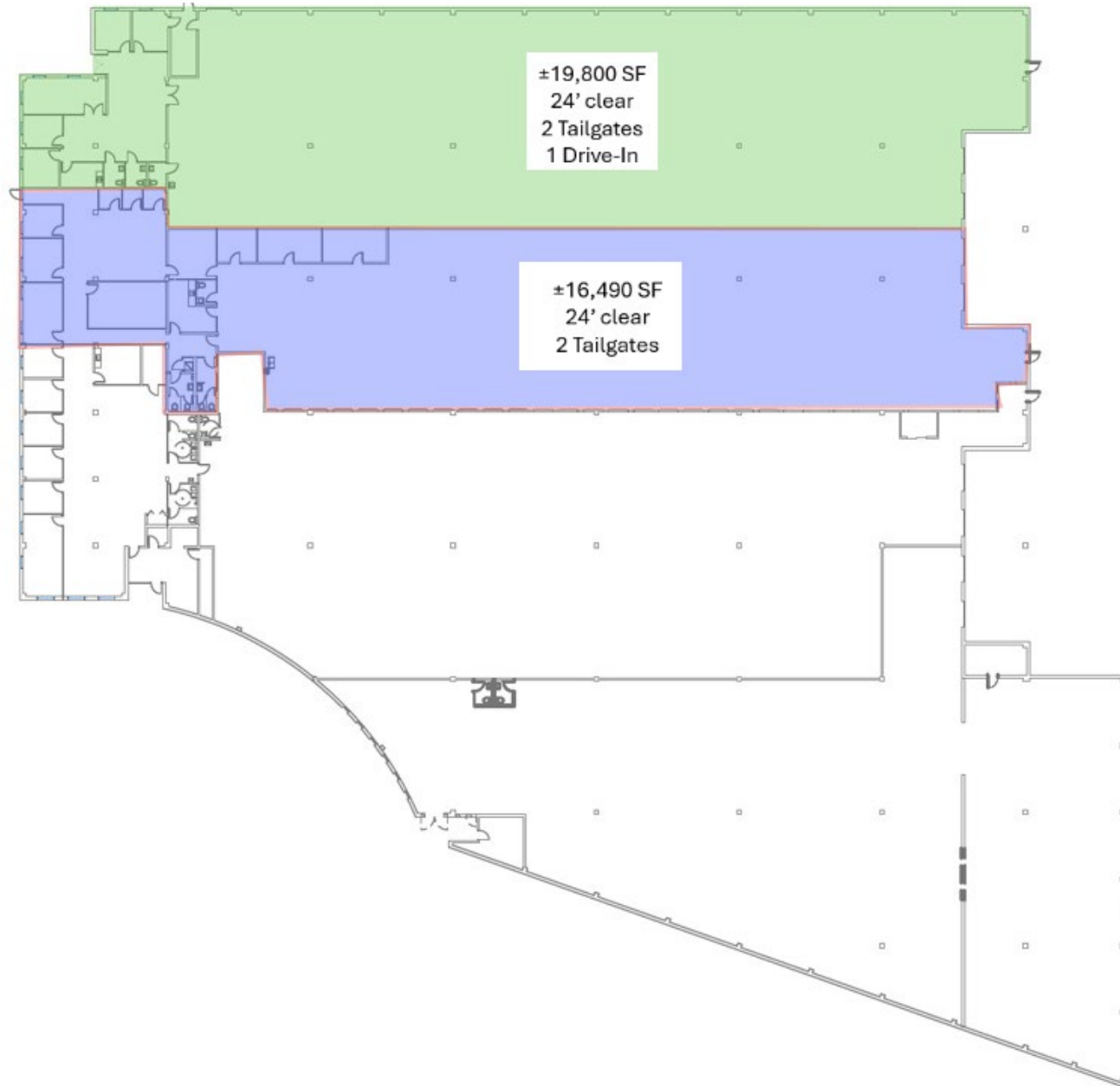
Industrial units available in Raritan Center featuring 24' foot clear ceiling heights. Unit 1 is 19,800 SF with 2,000 SF of office, 2 loading docks and 1 drive-in door. Unit 2 is 16,490 SF with 3,550 SF of office and 2 loading docks. Permitted uses include distribution, assembly, manufacturing and various other industrial applications.



300 McGaw Drive

Edison, NJ 08837

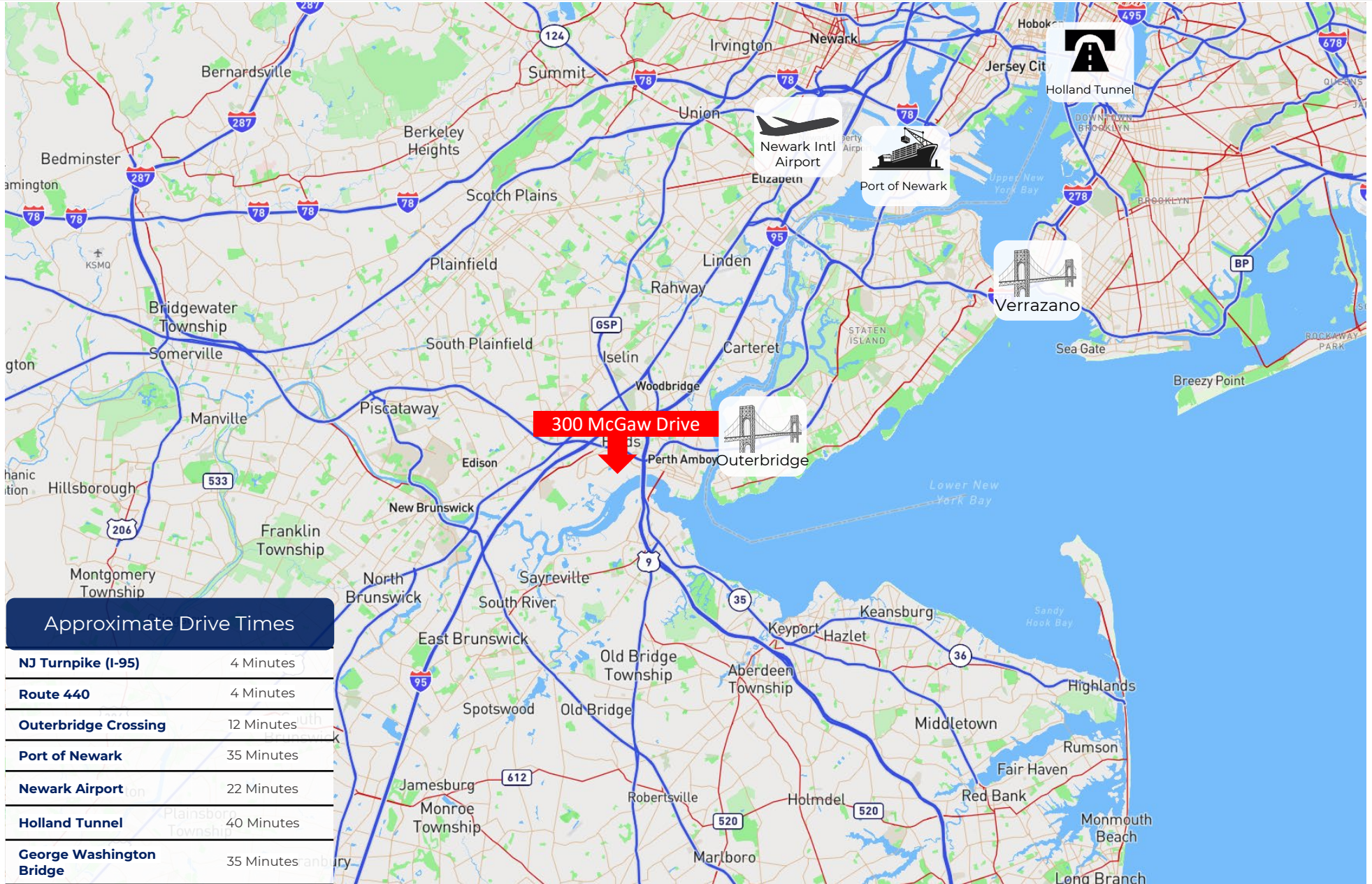
FOR LEASE
INDUSTRIAL | FLEX



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Approximate Drive Times	
NJ Turnpike (I-95)	4 Minutes
Route 440	4 Minutes
Outerbridge Crossing	12 Minutes
Port of Newark	35 Minutes
Newark Airport	22 Minutes
Holland Tunnel	40 Minutes
George Washington Bridge	35 Minutes

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