

±15,424 SF on 1.05 AC INDUSTRIAL OPPORTUNITY FOR SALE

354-370 South Jefferson Street, Orange, New Jersey



TABLE OF CONTENTS

03

EXECUTIVE
SUMMARY

05

RAIL

07

ACCESSIBILITY

08

DEMOGRAPHICS





354-370 South Jefferson Street, Orange, New Jersey

Block 4008 | Lot 1

PROPERTY FEATURES

SF:	Building 1	11,592 SF with 1,600 SF of storage mezzanine
	Building 2	3,832 SF
AC:	1.05 AC	
Taxes:	\$39,160.72	



Parking for 35-40 Vehicles



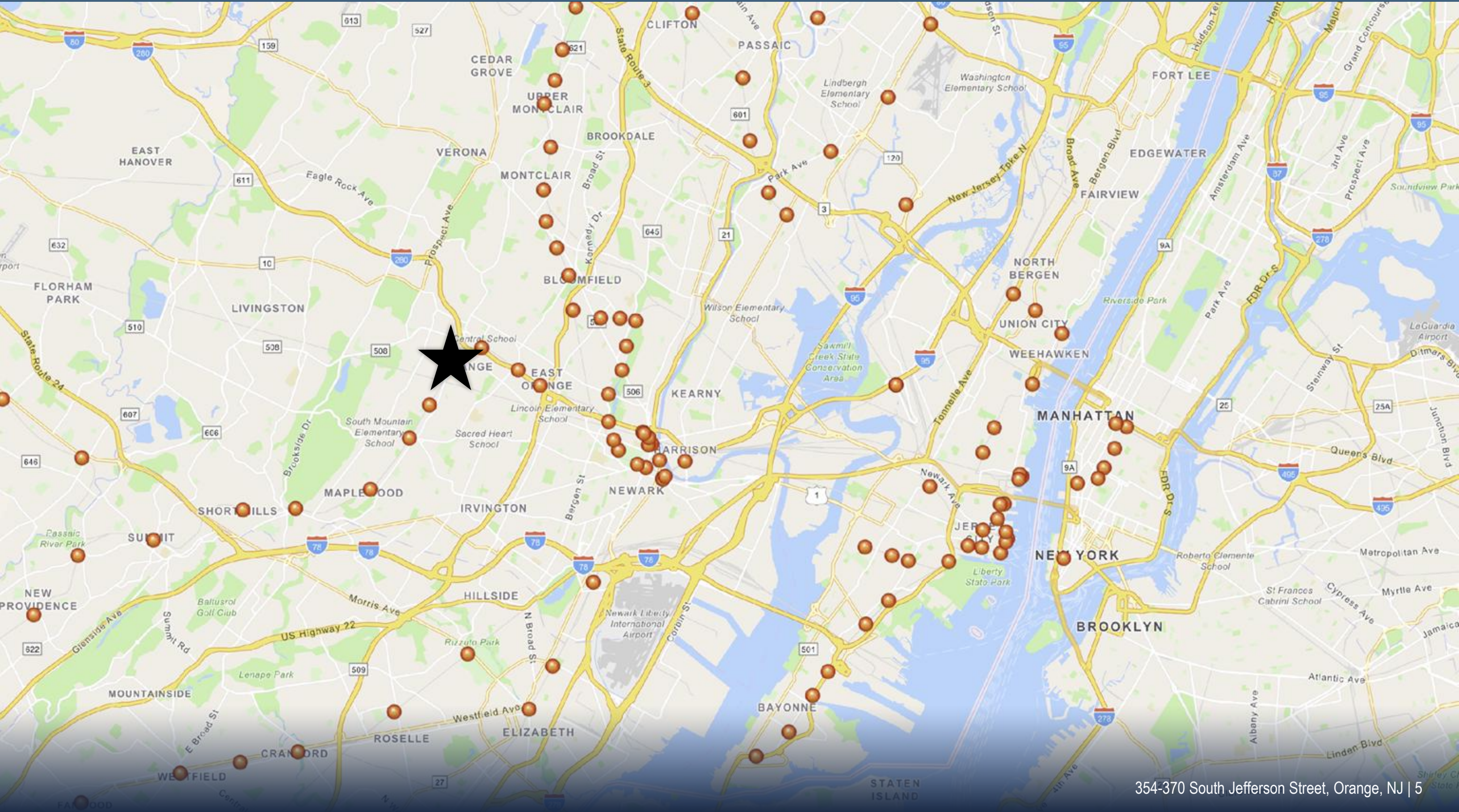
3 Loading Docks/Bays



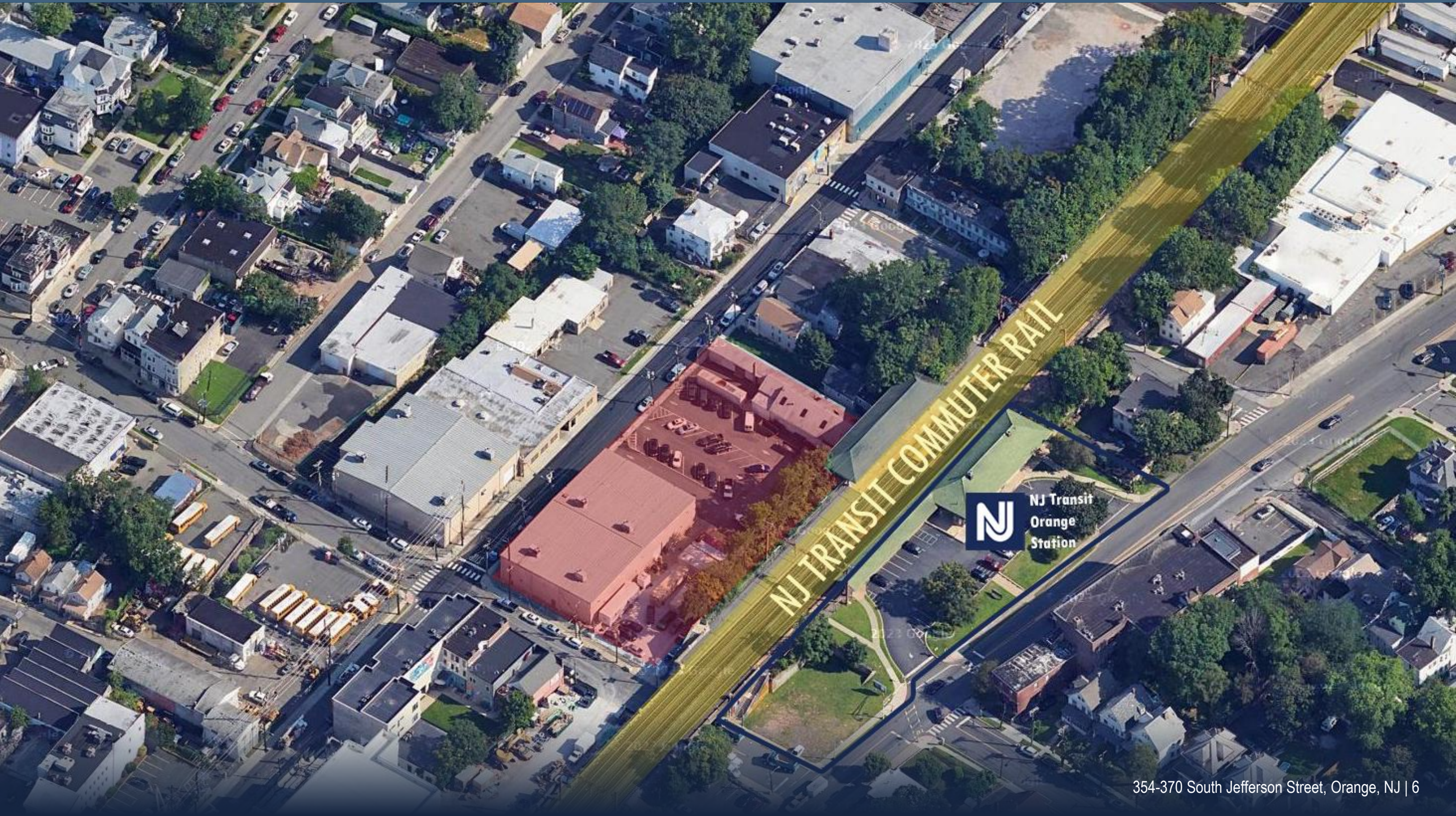
Ceiling Height 24' – 29'



RAIL

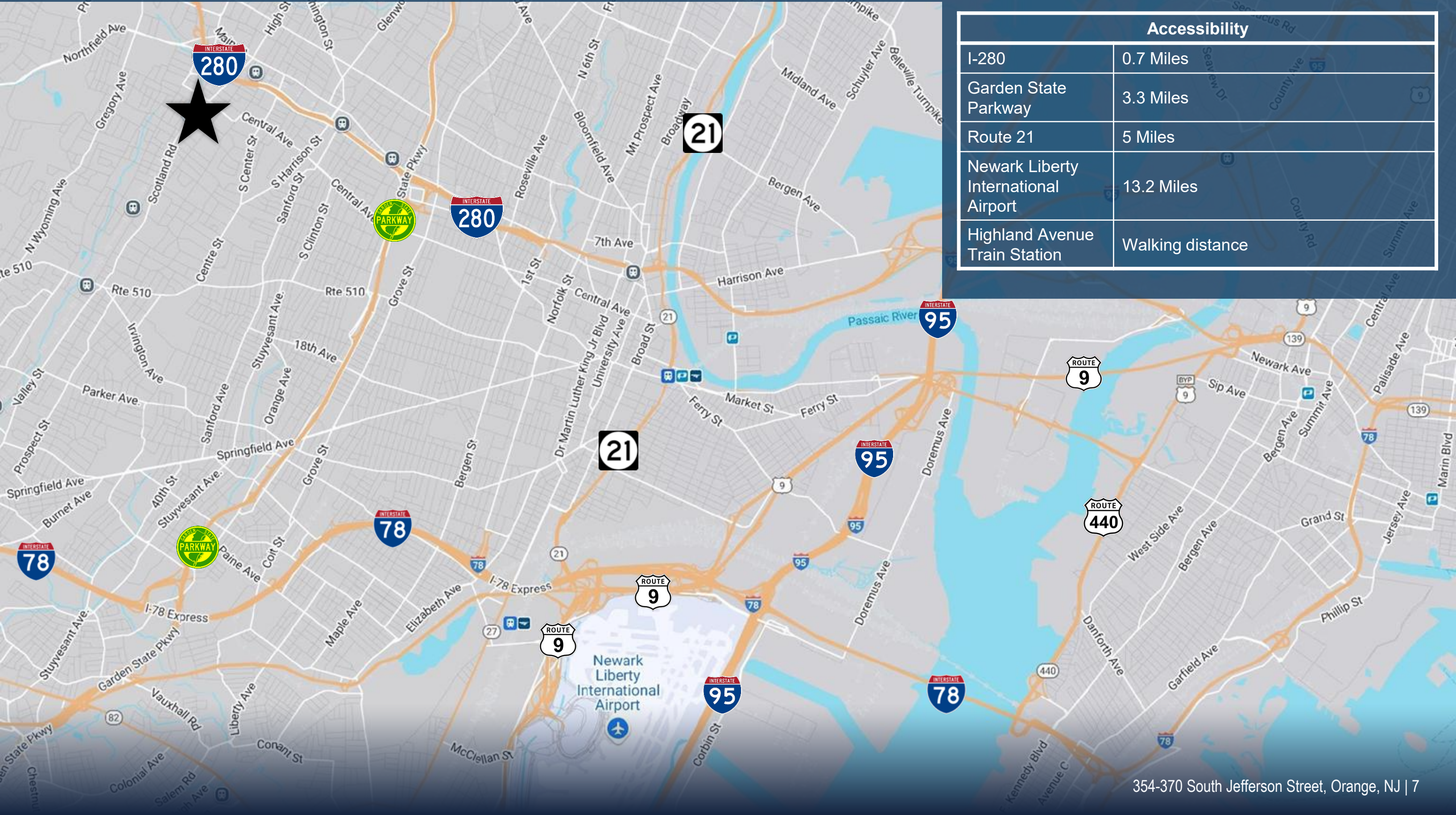


COMMUTER RAIL



N NJ Transit
Orange
Station

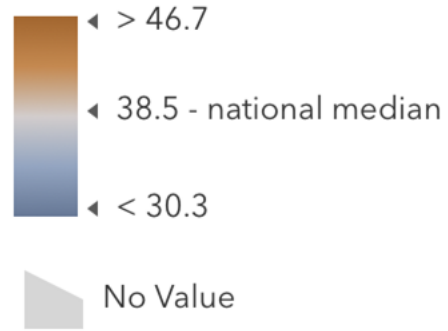
ACCESSIBILITY



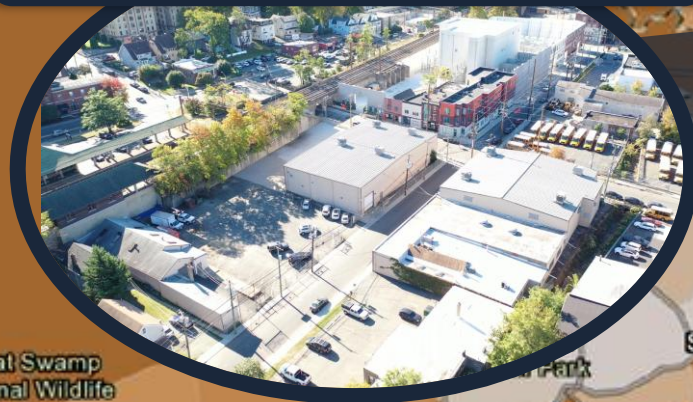
Accessibility	
I-280	0.7 Miles
Garden State Parkway	3.3 Miles
Route 21	5 Miles
Newark Liberty International Airport	13.2 Miles
Highland Avenue Train Station	Walking distance

DEMOGRAPHICS

Median Age of Total Population



354-370 + 363-367 SOUTH JEFFERSON ST
ORANGE, NJ



FOR MORE INFORMATION

PLEASE CONTACT:

JASON M. CRIMMINS, SIOR, CCIM

Chief Executive Officer
973.379.6644 ext 122
jmcrimmins@blauberg.com

ALESSANDRO (ALEX) CONTE, SIOR, CCIM

President
973.379.6644 ext 131
aconte@blauberg.com

PETER J. MURANO, JR., SIOR

Executive Managing Director
973.379.6644 ext 114
pjmurano@blauberg.com

The information contained herein has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions, or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

