

Industrial | For Lease

CBRE

6 Alvin Court

East Brunswick, New Jersey 08816

+13,200 SF Available | Immediate Occupancy



Contact Us

Scott Belfer

Executive Vice President
+1 732 509 8930
scott.belfer@cbre.com

Lou Belfer

Senior Vice President
+1 732 509 2817
lou.belfer@cbre.com

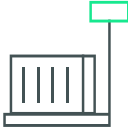
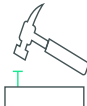
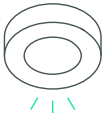
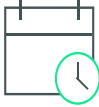
EJ DaCosta

Associate
+1 732 509 2821
ej.dacosta@cbre.com

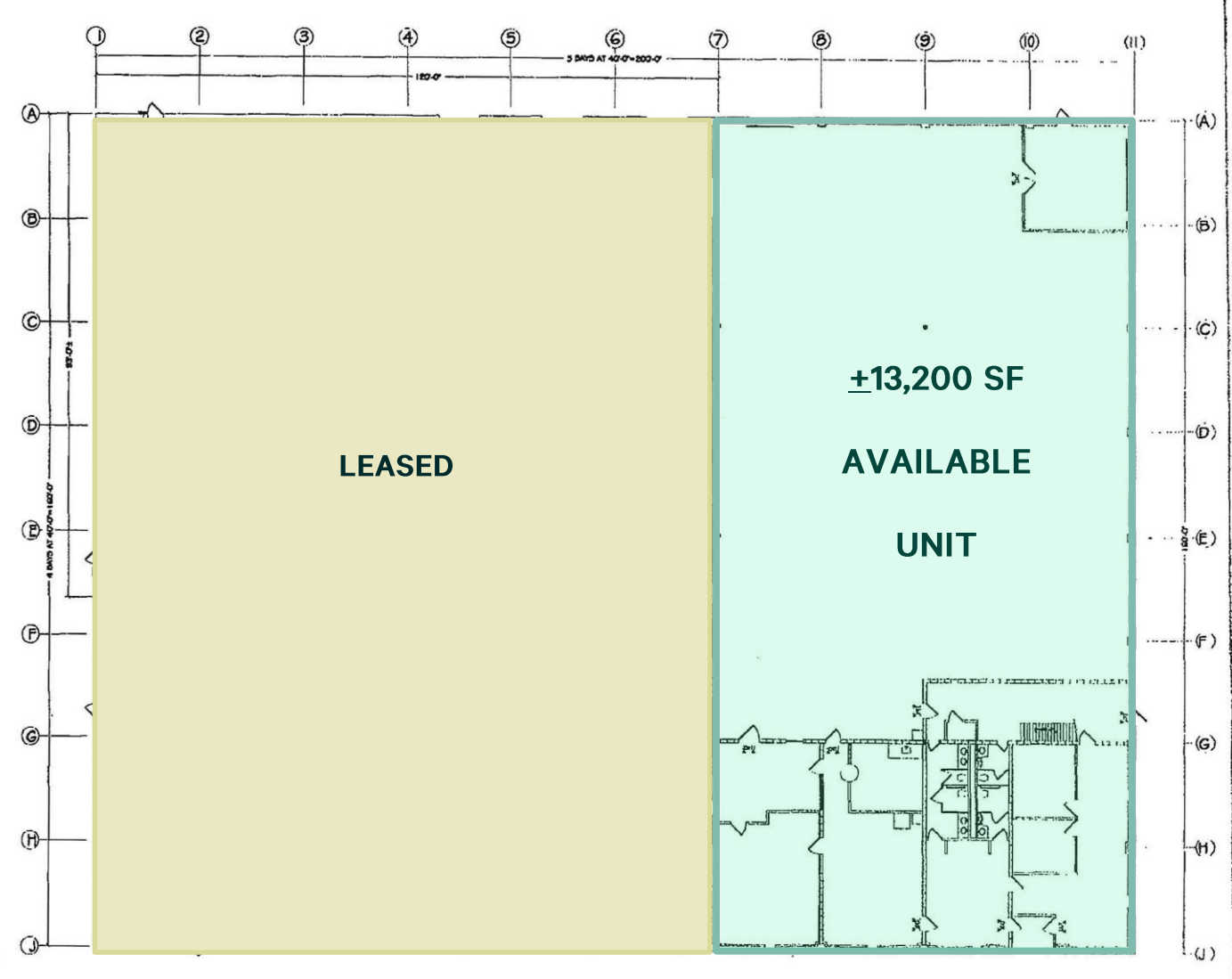
Evan Filion

Associate
+1 732 509 2828
evan.filion@cbre.com

Specifications

 ±13,200 SF Available	 ±4,200 SF Office	 ±2.4 Acres	 21' Ceiling Height	 400 Amps @ 240 Volts
 Built 1979	 1 Dock Door 1 Drive-in Door	 Wet Sprinkler System	 ±\$4.25 PSF Est. OpEx	 Immediate Occupancy

Floor Plan

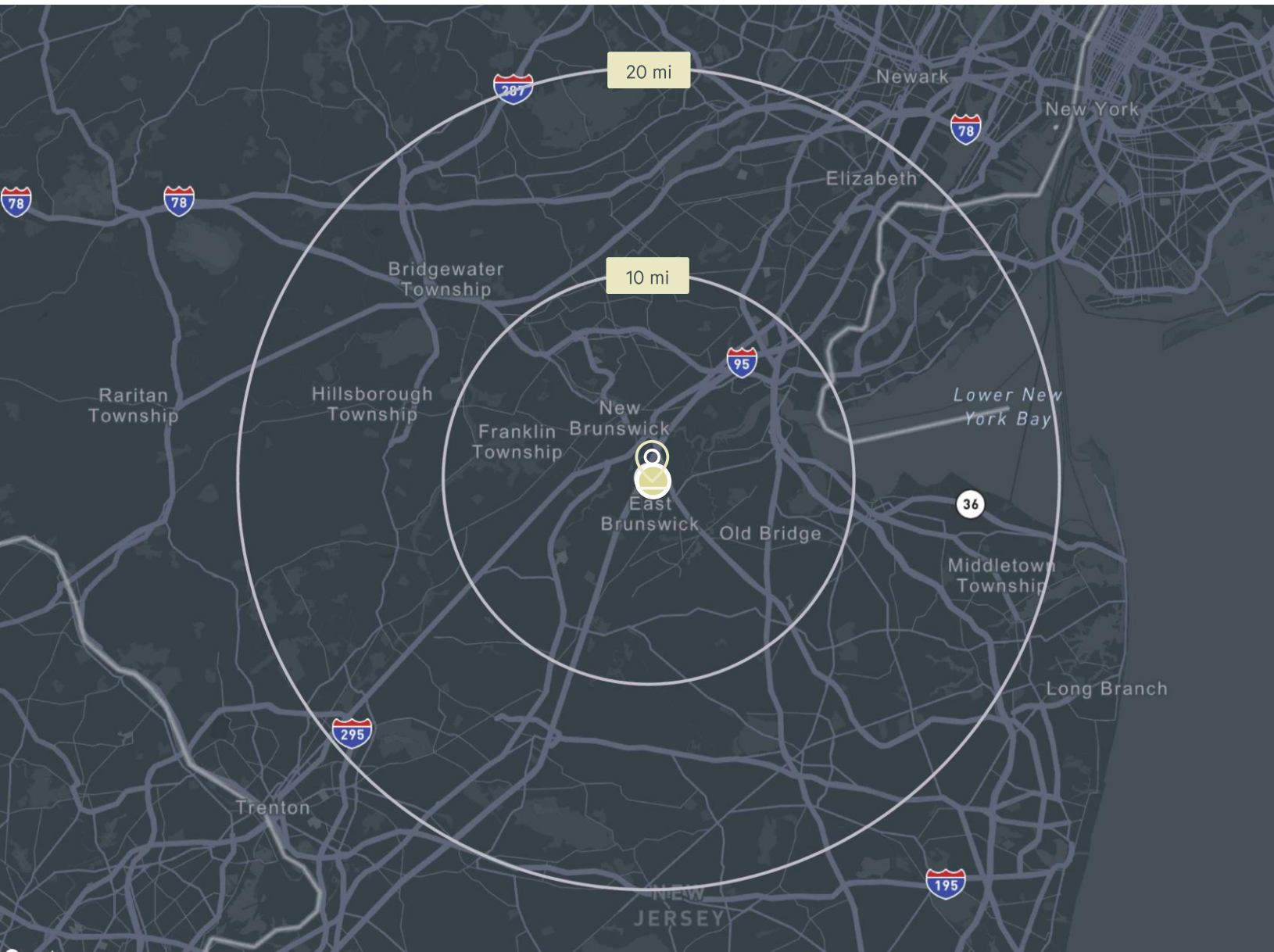


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Location



Centrally located with access to

- + Route 18
- + Route 1 & 9
- + Route 440
- + New Jersey Turnpike – Exit 10
- + Interstate 287
- + Interstate 295
- + Port Newark / Elizabeth
- + Newark Liberty International Airport
- + New York City
- + Outerbridge Crossing
- + Outer Boroughs

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