




**2344B**

**Route 130**

**115,601 SF FOR LEASE**

Available Immediately

2344B Route 130, South Brunswick, NJ

 **JLL** SEE A BRIGHTER WAY

# Building specifications - 115,601 SF available

- **Total SF:** 218,907 SF
- **Space Available:** 115,601 SF
- **Office:** 3,863 SF Total (1,256 SF 1st floor / 2,607 SF 2nd floor)
- **Loading Docks:** 10 doors
- **Parking Spaces:** 20 spaces
- **Ceiling Height:** 32' clear
- **Sprinklers:** ESFR
- **Electric:** 1,200 amp
- **Gas heat**



## Corporate Neighbors:

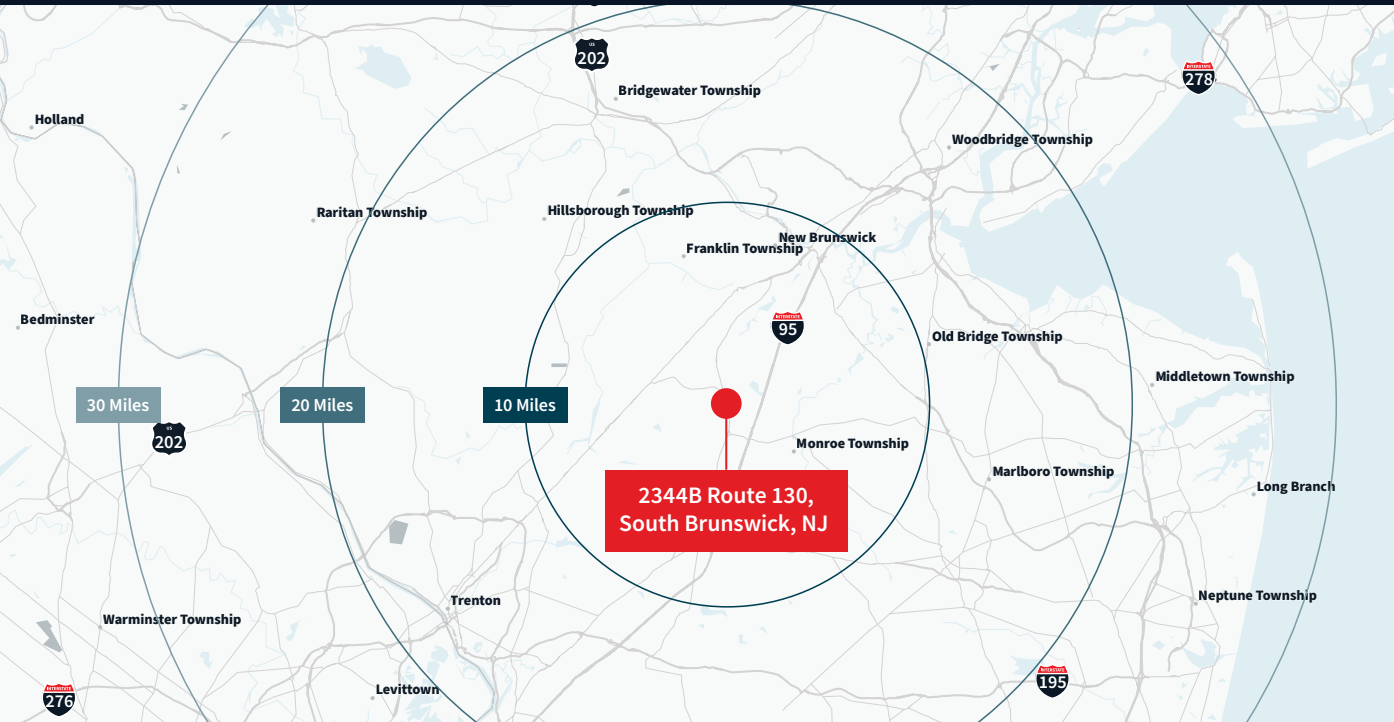
- Victory Packaging
- Penske Logistics
- West End Express
- Sunny Delight
- United Supply
- Worldpac
- International Flavors



# Site plan



# Location overview



# Key distances

- Exit 8A NJ Turnpike: 4.1 miles
- I-195: 17.3 miles
- I-287: 19 miles
- Outerbridge Crossing: 24 miles
- Goethals Bridge: 31.2 miles
- Elizabeth/Newark Port: 34.7 miles



## Contact

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