



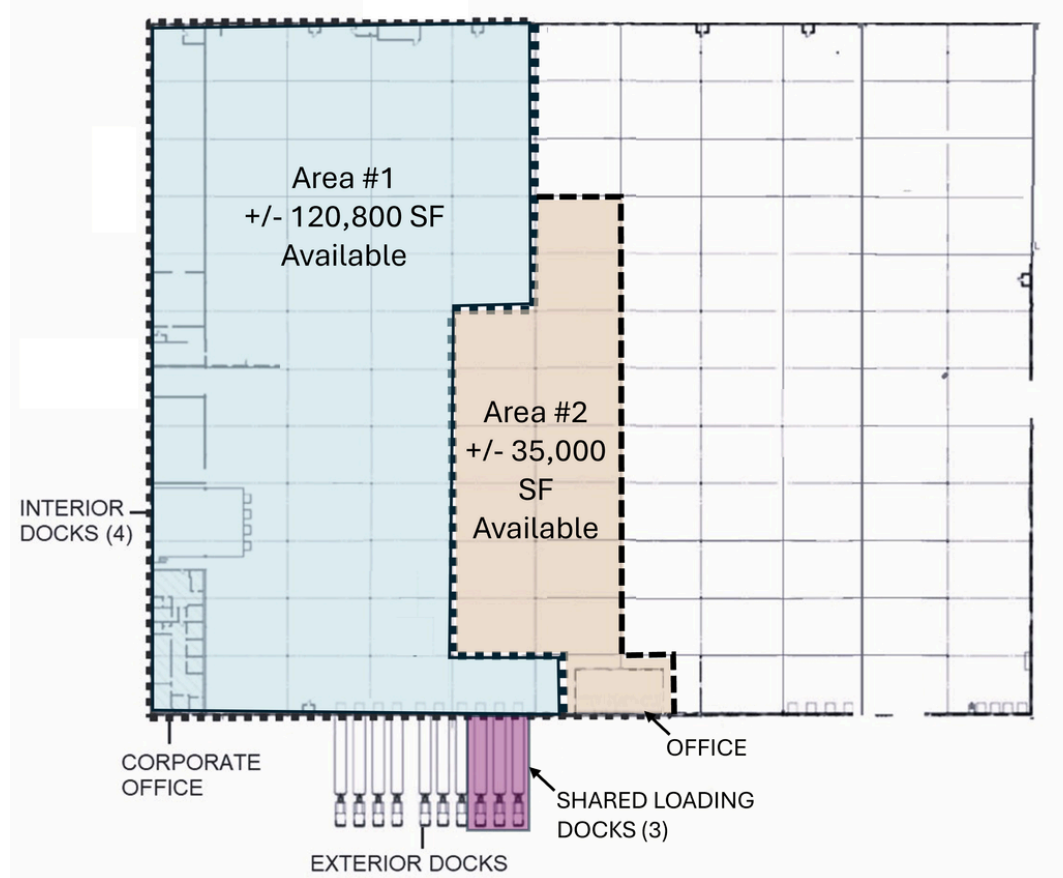
REDUCED
PRICING

**+/- 35,000 - 155,800 SF
For Sublease**

**9 FINDERNE AVENUE
BRIDGEWATER, NEW JERSEY**



SITE SPECIFICATIONS



Building Area:

+/- 297,463 SF

Warehouse Area:

Area #1: +/- 120,800 SF
 Area #2: +/- 35,000 SF
 Total: +/- 155,800 SF

Office Area:

Area #1: +/- 3,400 SF
 Area #2: +/- 1,500 SF
 Total: +/- 4,900 SF

Availability:

Area #1: 60-90 days
 Area #2: October 1, 2026

Sublease Term:

Thru May 31, 2029

Clear Height:

16'

Loading Docks:

14 (3 shared)

Drive-in Doors:

2

Column Spacing:

40' x 60'

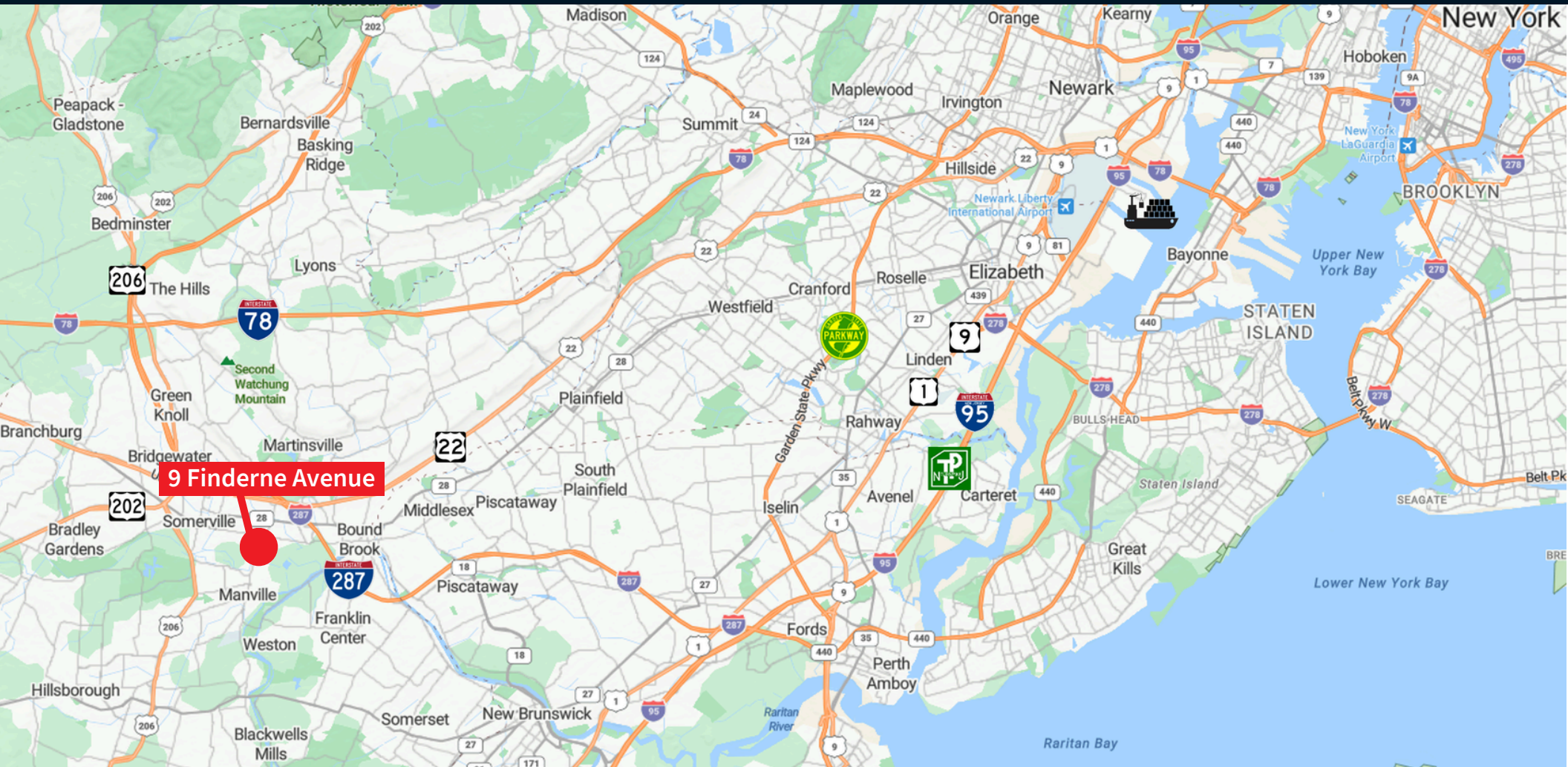
Sprinkler System:

Dry

Parking:

Ample car / truck parking

LOCATION MAP



Key Distances



Route 22

1.6 miles



Interstate 287

2.1 miles



Interstate 78

8.1 miles



NJ Turnpike

20.6 miles



Route 1&9

17.6 miles



Port Newark/Elizabeth

36.3 miles

CONTACT US



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