

330 MANHATTAN AVENUE

REALTERM



Available
For Sale or Lease

60,000 SF Logistics Facility Available

Recently completed landlord improvements to the building and yard area

330 Manhattan Avenue Jersey City, New Jersey



Your Manhattan Connection

Located right off NJ Turnpike Exit 15X, 330 Manhattan Avenue offers fast, direct access to the Lincoln and Holland Tunnels, Route 1 & 9, and Newark Airport. The newly renovated site features high dock capacity and a fully paved, LED-lit yard ready for 24/7 operations.

Total building size	60,000 SF
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Total acreage	3 acres
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Office size	4,000 SF
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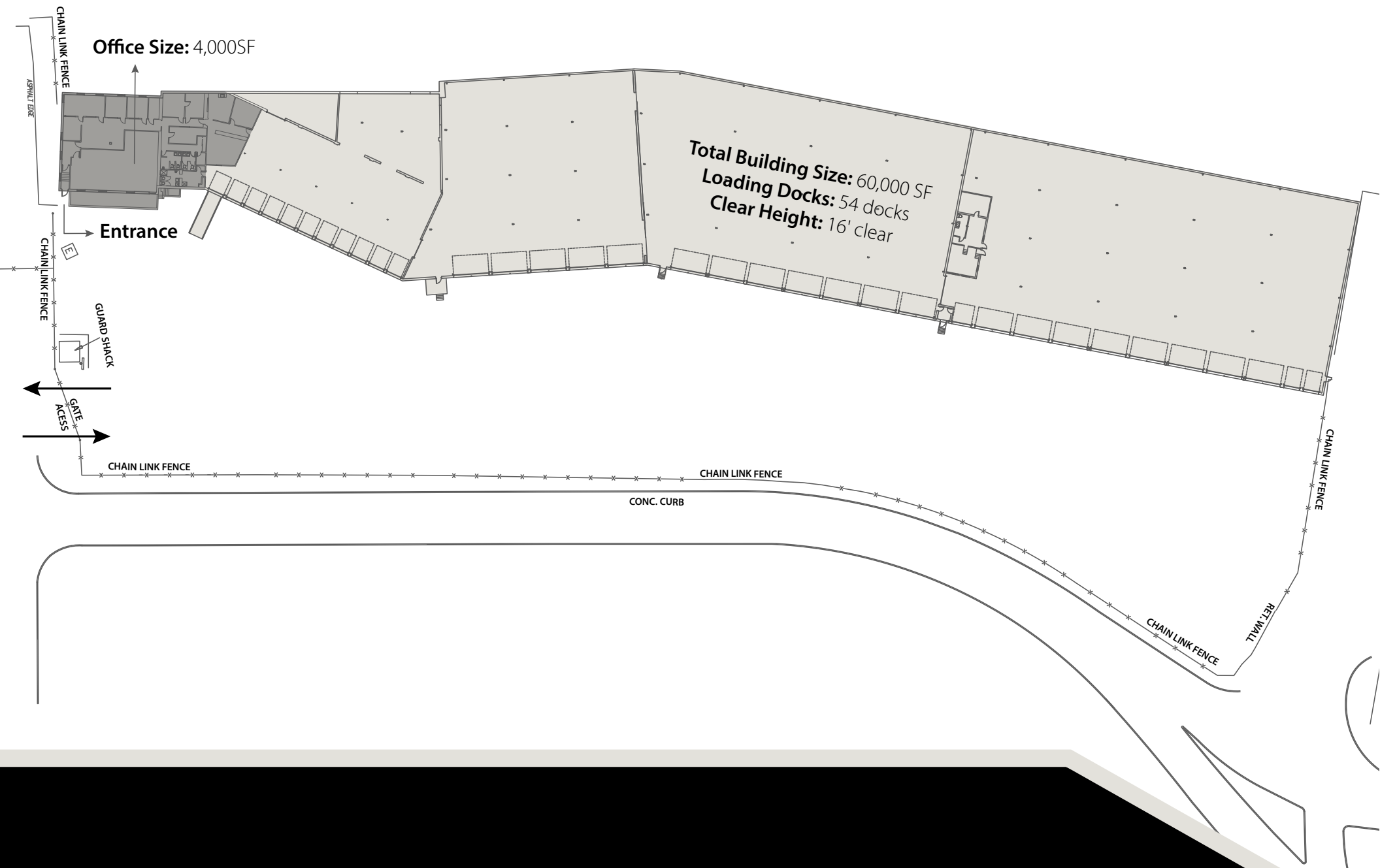
Clear height	16' clear
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Loading	54 docks
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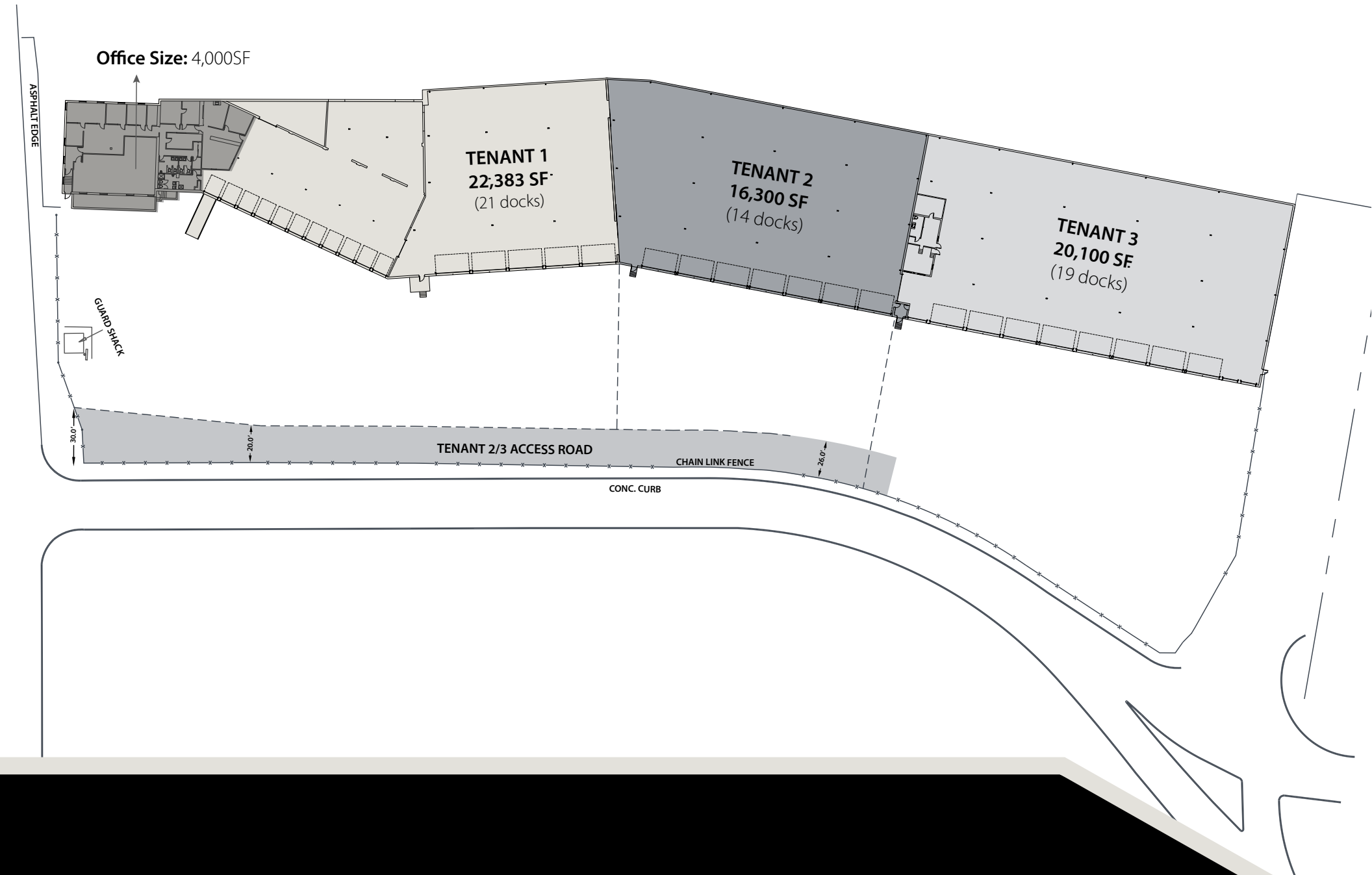
Drive-Ins	1 drive-in
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Site Improvements	• Newly paved and improved site yard • Office space fully renovated with new finishes throughout • Warehouse and office areas upgraded with new LED lighting • Overhead doors replaced or refurbished • Warehouse interior repainted and refreshed
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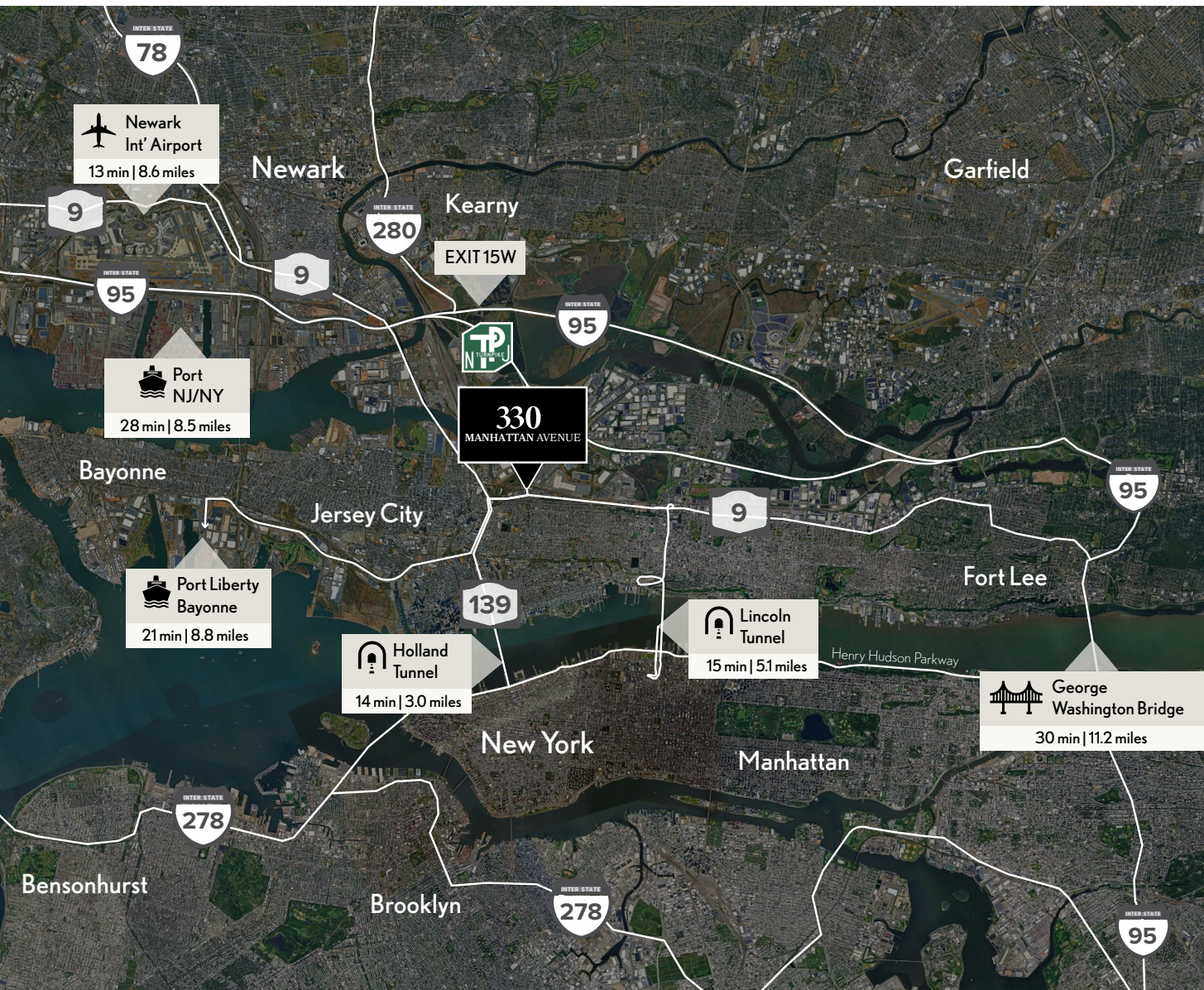
Site/Floor Plan



Flexible Subdivisions

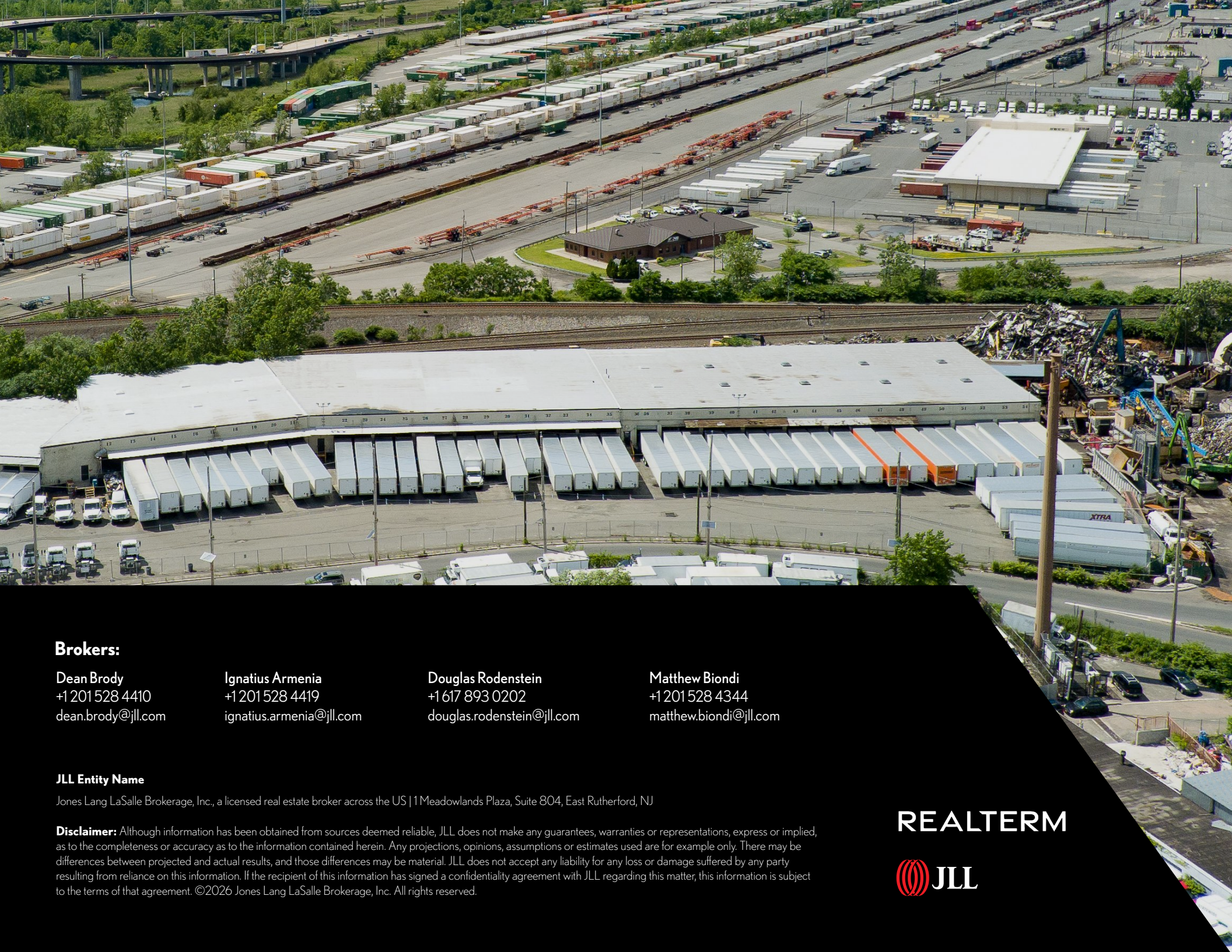


The Tri-State Advantage



Driving Distances

Port Newark/Elizabeth	8.5 miles
Newark Airport	8.6 miles
Port liberty Bayonne	8.7 miles
Rt 3	2.3 miles
I-280	3.7 miles
NJ Turnpike (I-95)	4.1 miles
I-78	6.4 miles
I-80	20.2 miles
Holland Tunnel	3.0 miles
Lincoln Tunnel	5.1 miles
George Washington Bridge	11.2 miles



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