

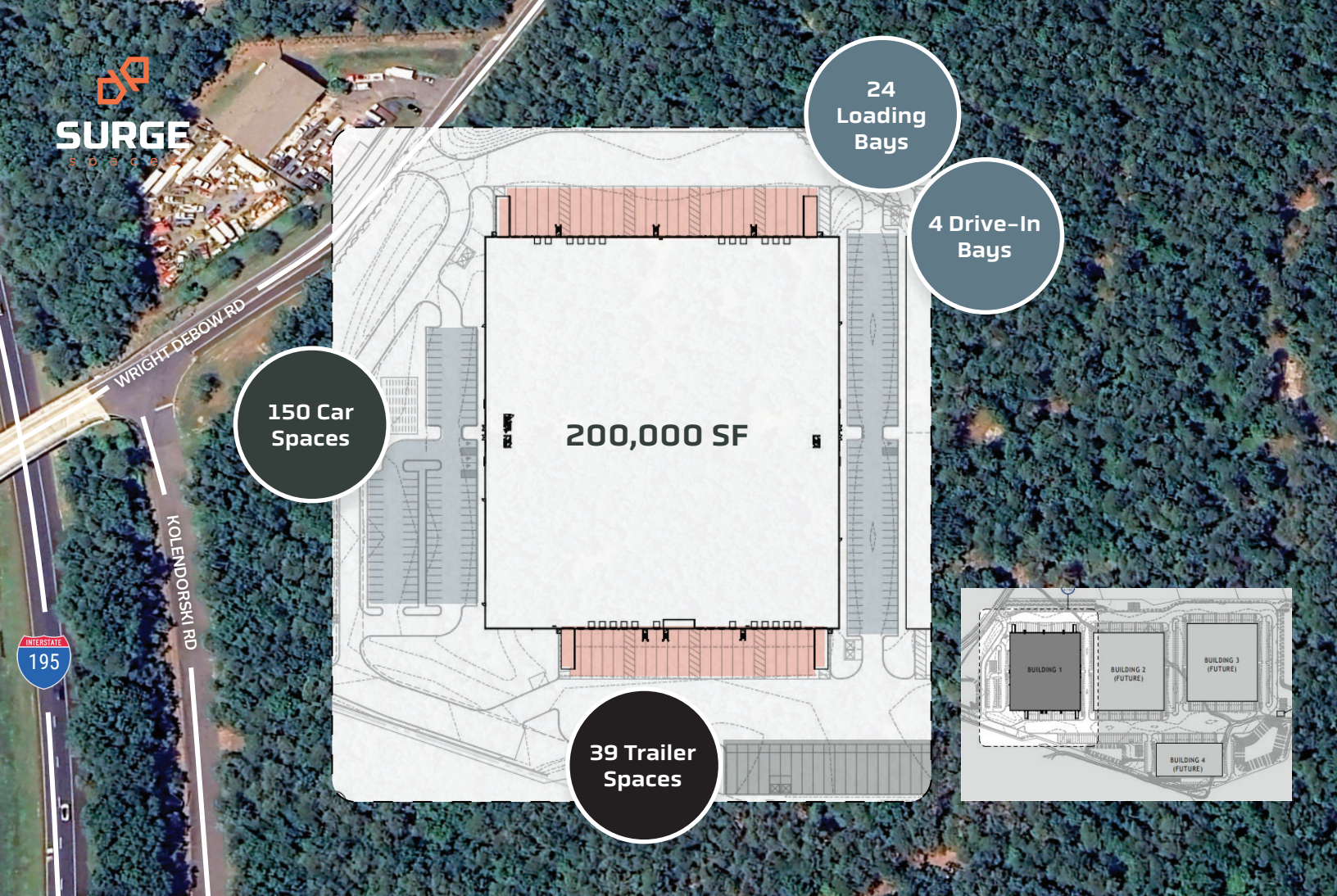
WAREHOUSE **FOR
LEASE**



KOLENDORSKI INDUSTRIAL PARK

400 Kolendorski Road
Jackson Township, New Jersey

Contact:
Surge Spaces
732-375-9558



PRIME INDUSTRIAL FACILITY

KOLENDORSKI INDUSTRIAL PARK offers build-to-suit flexibility, modern infrastructure, and high-efficiency design. Tenants benefit from soaring clear heights, numerous loading docks, and proximity to established industrial users. Located in Jackson Township with access to major highways, ports, and airports, the park offers two-market reach. A deep labor pool and pro-business environment make it a strategic choice for growing operations.

Address	400 Kolendorski Road Jackson Township, NJ 08527
Available Space	Building 200,000 SF; Site Acreage 14.137
Office Space	Build to Suit
Column Spacing	50' x 50'
Loading	24 Loading Bays with potential for 41; 4 Drive-In Bays
Parking	150 Car Spaces; 39 Trailer Spaces
Clear Height	36'
Sprinkler	ESFR

STRATEGIC LOCATION

Positioned in Jackson Township, the site offers direct access to key industrial corridors and a deep labor pool. Immediate site frontage on I-195 provides ideal connectivity for logistics and distribution throughout New Jersey, New York, and Pennsylvania. It's an exceptional location for modern industrial operations.

Garden State Parkway	8 mi
NJ Turnpike Exit 8	17 mi
Outerbridge Crossing	33 mi
Port Newark/Elizabeth	50 mi
Newark Liberty Intl. Airport	50 mi
Philadelphia Int. Airport	56 mi
Packer Ave. Marine Terminal	57 mi
Norfolk Southern Rail Yards	58 mi
I-95 Corridor	58 mi



Kolendorski Industrial Park



OUTERBRIDGE CROSSING
40 minutes



PORT NEWARK
55 minutes



NEWARK AIRPORT
55 minutes



OCEAN COUNTY OVERVIEW

Where Access Meets Opportunity

Ocean County pairs its coastal reputation with a growing industrial core. Anchored by Jackson, Lakewood, and Toms River, it offers direct access to key freight corridors and metro hubs. Pro-growth policies and local tax incentives make it a standout location for logistics, warehousing, and light manufacturing.

Fastest-growing county in NJ. —*New Jersey Business Magazine*

11,700 warehouse employees in the surrounding area

\$6.8B infrastructure boost funds major NJ road & bridge upgrades

Major brands like Church & Dwight call the area home

15M square feet of industrial space in Ocean County

More than **7** local and state tax incentives available for warehouse tenants*



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