

<https://Elizabeth.BlauBerg.com>

Elizabeth Metropolitan Logistics Center

925 NEWARK AVENUE, ELIZABETH, NJ 07208

196,087 Sq. Ft.
AVAILABLE

37 Docks
LOADING

40' Clear
CLEARANCE

185 Ft.
TRUCK COURT DEPTH

±56
TRAILER STALLS

111 Spaces
AUTO PARKING

VIDEO

Features

Immediately available for lease
196,087 sq.ft. space.

Efficient operations with 1
drive-in door and 37 docks.

Ample trailer parking with
±56 fully paved and lit stalls.

Fully fenced and secured
with bird's-eye camera
system.

One entryway from Elizabeth
Avenue.



WHO WE ARE

More than a landlord. A partner.

As an operator of logistics properties on five continents, we have an unmatched perspective on what sits at the crossroads of innovation and distribution. It's this insight that gives us the ability to deliver time and again hubs of commerce that connect people and goods sustainably and efficiently.



Tailored to your needs

No matter your requirements, we build to the highest standards, delivering novel, efficiency-focused solutions



The Brookfield advantage

Our Brookfield global network offers a wealth of advantages – from investments in emerging technologies to sustainable solutions and infrastructure synergies.



Making sustainability a reality

Sustainability isn't just a buzzword. It's a commitment to be carbon neutral by 2050 advanced by a breadth of initiatives including LEED-certified design, solar-ready roofs, and low carbon building materials.



Culture of innovation

We foster a culture of innovation to identify and implement technologies that continuously improve our facilities – with a focus on efficiency and safety.

74M+

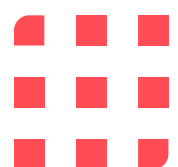
square feet of logistics space

550+

warehouse, distribution and cold storage properties

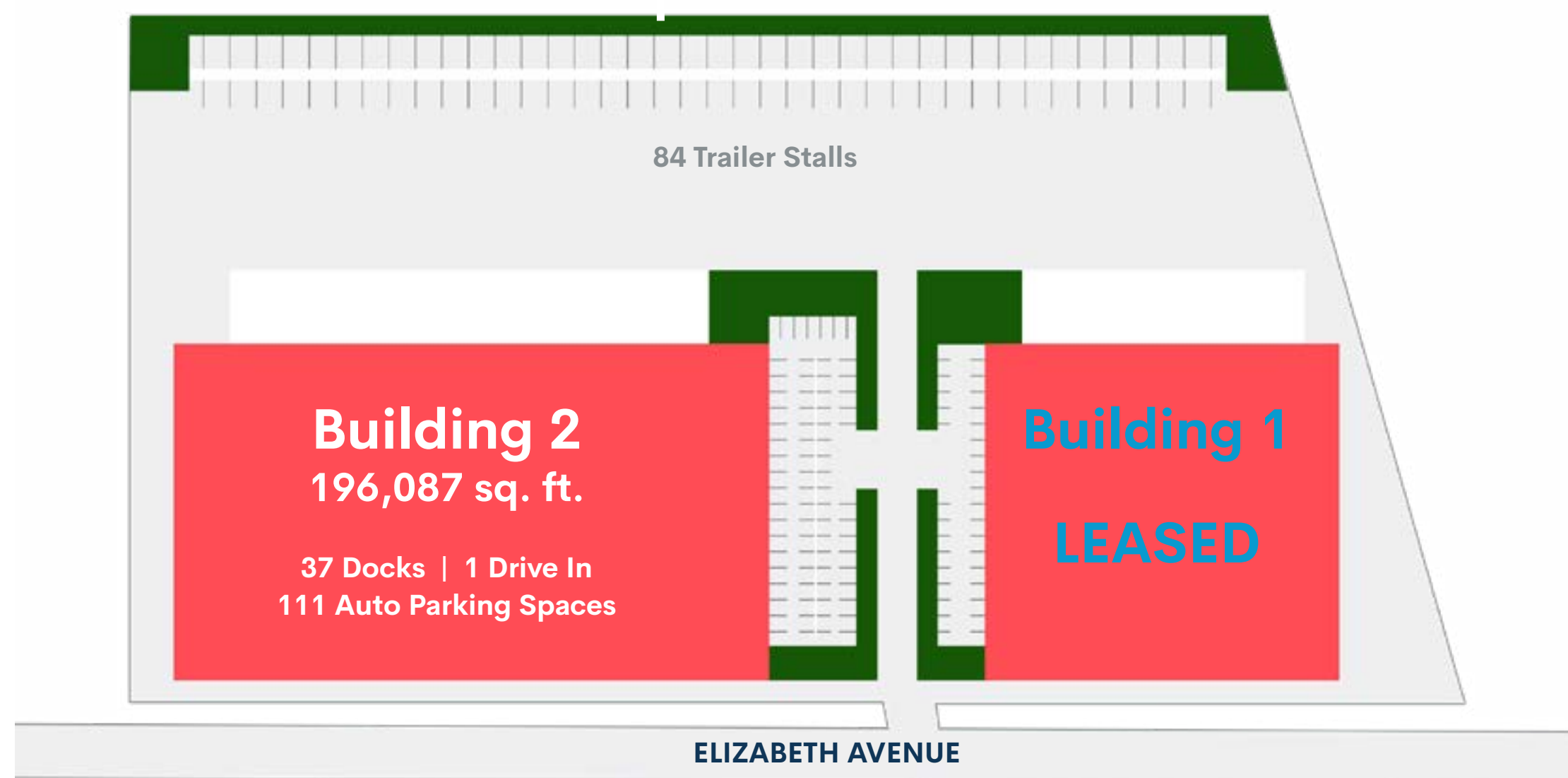
90M+

square foot development pipeline



Building 1 Specifications **LEASED**

Building Size	103,912 sq. ft.
Proposed Warehouse	100,567 sq. ft.
Proposed Office	3,345 sq. ft.
Loading	16
Auto Parking	63
Trailer Stalls	±28
Clearance	40'
Building Dimensions	±346' x 300'
Electrical Service	2,000 Amps 3-Phase 277/80V
Drive-In Ramp Doors	1



 **63**
Automobile
Parking

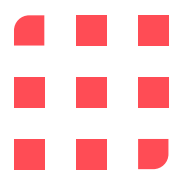
 **28**
Loading
Spaces

 **40'**
Clear
Height

 **54'x48'**
Column
Spacing

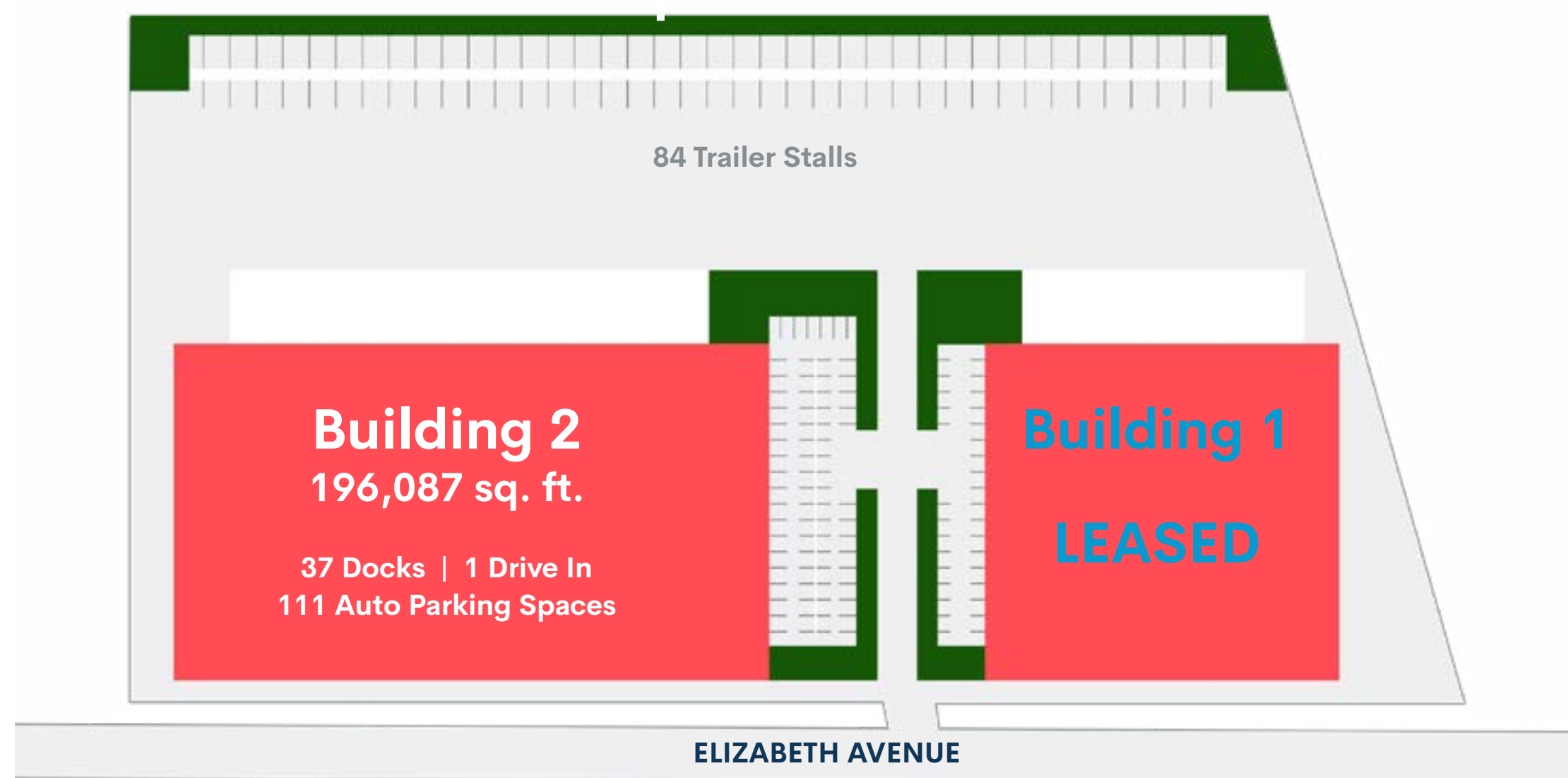
 **16**
Dock Doors/
column space

 **185'**
Truck Court
Depth



Building 2 Specifications

Building Size	196,087 sq. ft.
Proposed Warehouse	192,742 sq. ft.
Proposed Office	3,345 sq. ft.
Loading	37
Auto Parking	111
Trailer Stalls	±56
Clearance	40'
Building Dimensions	±654' x 300'
Electrical Service	3,000 Amps 3-Phase 277/80V
Drive-In Ramp Doors	1




 **111**
Automobile
Parking

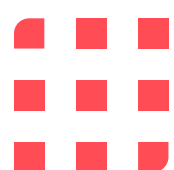
 **56**
Loading
Spaces

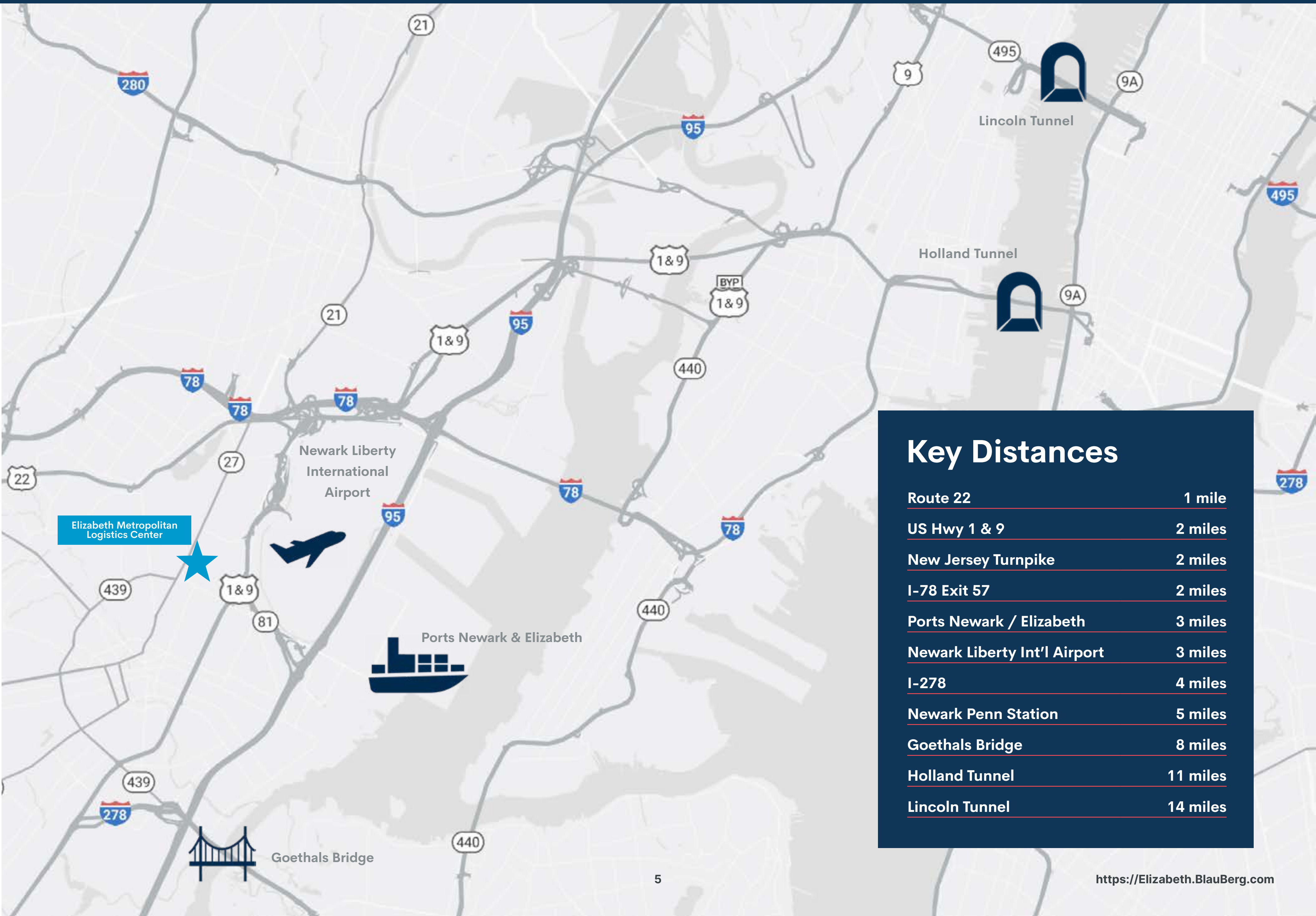
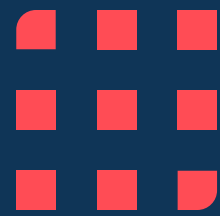
 **40'**
Clear
Height

 **54'x48'**
Column
Spacing

 **37**
Dock Doors/
column space

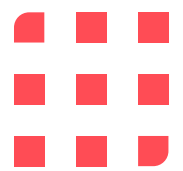
 **185'**
Truck Court
Depth





Key Distances

<u>Route 22</u>	1 mile
<u>US Hwy 1 & 9</u>	2 miles
<u>New Jersey Turnpike</u>	2 miles
<u>I-78 Exit 57</u>	2 miles
<u>Ports Newark / Elizabeth</u>	3 miles
<u>Newark Liberty Int'l Airport</u>	3 miles
<u>I-278</u>	4 miles
<u>Newark Penn Station</u>	5 miles
<u>Goethals Bridge</u>	8 miles
<u>Holland Tunnel</u>	11 miles
<u>Lincoln Tunnel</u>	14 miles



Elizabeth Metropolitan Logistics Center

925 NEWARK AVENUE, ELIZABETH, NJ 07208



Leasing Contacts



Jason M. Crimmins, CCIM, SIOR *President* 973.379.6644 x 122 jmcrimmins@blauberg.com

Alessandro (Alex) Conte, CCIM, SIOR *Exec. Vice President* 973.379.6644 x 131 aconte@blauberg.com

Peter J. Murano, Jr., SIOR *Managing Executive Director* 973.379.6644 x 114 pjmurano@blauberg.com

Troy Schaafsma *Director* 973.379.6644 x 116 troys@blauberg.com

Dylan Meade *Associate Director* 973.379.6644 x 115 dmeade@blauberg.com

The information contained herein has been obtained from sources considered to be reliable, but no guarantee of its accuracy is made by this company. In addition, no representation is made respecting zoning, condition of title, dimensions, or any matters of a legal or environmental nature. Such matters should be referred to legal counsel for determination. Terms and conditions are subject to change without prior notice. Subject to errors and omissions.

Brookfield Properties

Kyle McGrady

201.514.1985

kyle.mcgrady@brookfieldproperties.com

