



JLL SEE A BRIGHTER WAY

SUBLEASE AVAILABLE
TERM THRU 7/31/2032

2 Advantage Ct
Bordentown, NJ

SPECIFICATIONS

BUILDING SIZE	186,201 SF
AVAILABLE SPACE	Unit B: 21,684 SF including 3,513 SF mezzanine
ELECTRICAL	3 transformers + electric panels 250 amps
CEILING HEIGHT	22'
DRIVE-IN DOCKS	1
LOADING DOCKS	1 (with mechanical dock leveler)
FIRE PROTECTION	Wet automatic
INTERNET	Verizon + Comcast

OPTIONAL EQUIPMENT

AIR COMPRESSOR	Atlas Copco, Capacity: 27.8 CFM @ 125 PSI
RACKING	Yes
FORKLIFTS	Linde R16 Electric Narrow Aisle Reach Truck Linde E20P Electric Counterbalanced Sit Down Truck Linde MT18 Electric Pallet Jack
SCRUBBER MACHINE	Kärcher



IMAGES





DRIVE TIMES

I-295 .5 mi

NJ TURNPIKE (EXIT 7) 1 mi

PORTS OF PHILADELPHIA 30 mi

PHILADELPHIA, PA 32 mi

PHILADELPHIA INT'L AIRPORT 40 mi

PORTS OF NY/NJ 53 mi

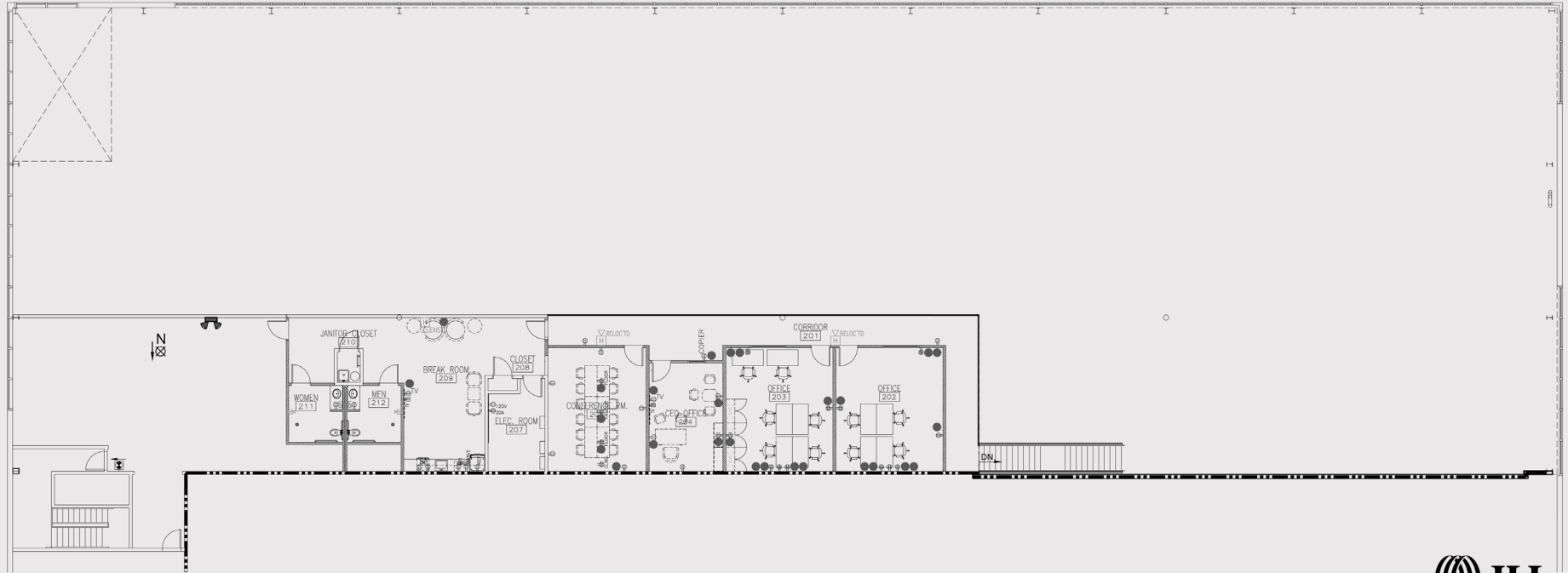
NEWARK INT'L AIRPORT 53 mi

NEW YORK, NY 63 mi

UNIT FLOORPLAN

21,684 SQUARE FEET

- INCLUDES THREE OFFICES, ONE CONFERENCE ROOM, KITCHEN, AND OFFICE FURNITURE
- CAN FIT ±13 DESKS
- MEETING ROOM FITS ±15 PEOPLE
- EDP ROOM
- RESTROOMS ON BOTH FLOORS



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