



## **280 WILSON AVENUE NEWARK, NEW JERSEY**

**LOCATED 1 MILE FROM NEWARK AIRPORT  
DIRECTLY OFF NJ TURNPIKE AND ROUTES 1 & 9**



### **26,545 SF AVAILABLE INCLUDING 10,724 SF COOLER/ FREEZER WITH FLOOR DRAINS!**

- » **IDEAL FOR FOOD DISTRIBUTION OR MANUFACTURING**
- » **FOUR TAILGATE DOORS & ONE DRIVE-IN**
- » **FULLY PAVED AND FENCED PROPERTY**
- » **HUGE PARKING AVAILABLE**

- FEATURES:**
- » Total Building: 81,326 SF
  - » Cooler/Freezer: 10,724 SF
  - » Dry Warehouse: 7,903 SF
  - » Office: 5,069 SF
  - » Staging Area: 2,861 SF
  - » 25 Car Parking
  - » Additional Car & Truck Parking Available
  - » Occupancy: Immediately
  - » Expandable to 61,358 SF with 30,000 +/- Cooler/Freezer
  - » Urban Enterprise Zone

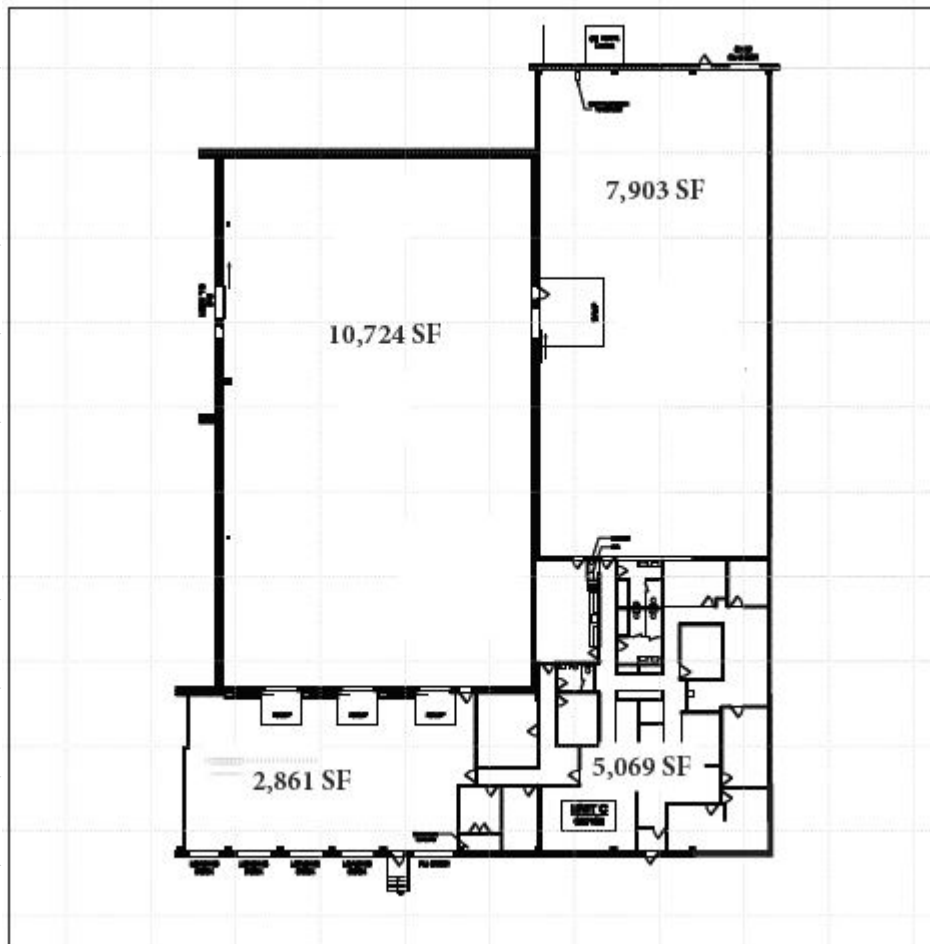
**FOR MORE  
INFORMATION  
PLEASE  
CONTACT**

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**Owner/Broker:**

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

# 280 WILSON AVENUE NEWARK, NEW JERSEY



## LOCATION:

- » 1 mile to Newark Liberty Airport
- » 2 miles to Port Newark
- » 10 miles to Holland Tunnel
- » 11 miles to Lincoln Tunnel
- » 23 miles to GW Bridge

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