

## **Brookfield Properties**

Q2 25 Occupancy | Division Possible

# Liberty Commerce Center

## 145 Industrial Drive, Jersey City, NJ

## **Unsurpassed Location.**

Offering immediate access to major highways, arteries, rail lines, seaports and airports including the GCT Bayonne ExpressRail Port Jersey, Greenville Yard, Port Newark-Elizabeth Marine Terminal, Newark Liberty International Airport. A superior location with direct access to New Jersey Turnpike, Routes 78 & 440 along with guick access to New York City - via the Holland or Lincoln Tunnels and Bayonne Bridge.

> The Home Depot Liberty Science Center GREENVILLE C Liberty National 6 145 Industrial Drive Stephen Gregg Pa tco Wholesale 🙆 CT.J. Maxx Bayonne Cape Liberty Cruise Port CONSTABLE A Walmart Supercenter (440) NEW JERSEY NEW JERSEY NEW YORK NEW YORK Snug Harbor Cultural Center & Botanical Garden ST. GEORGE

# +/- 426,275 Sq. Ft. TOTAL AVAILABLE

**Specification** 

+/- 393,503 Sq. Ft. WAREHOUSE AREA

+/- 32,772 Sq. Ft. OFFICE AREA 2 SECTIONS, 3 LEVELS EACH

42' CLEAR HEIGHT

69 DOCK DOORS

2 GRADE-LEVEL DOORS

223 Stalls AUTO PARKING

103 Stalls TRAILER PARKING

2,500 Amps, 3-Phase, <u>277/480v</u> POWER

**ESFR** FIRE SPRINKLERS

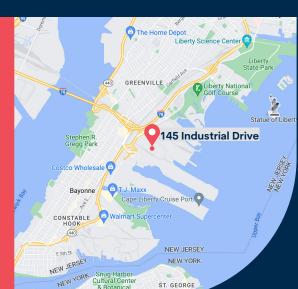
185' Truck Court with 60' Deep Concrete Apron

**LED Lighting Throughout** 

**City Sewer & Water** 

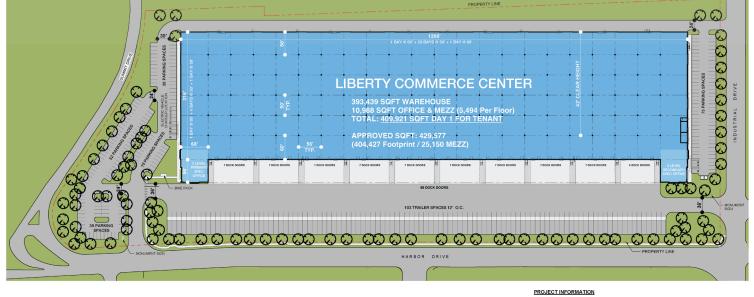
56' x 50' Bays with 60' x 56' Speed Bay

**Urban Enterprize Zone** (UEZ)









ROJECT INFORMATION			
BUILDING			
WAREHOUSE PRIMARY SPEC OFFICE SECONDARY SPEC OFFICE	393,503 16,386 16,386	SF SF SF	
TOTAL LEASEABLE AREA PARKING	426,275	SF	GRAPHIC SC
AUTO PARKING TRAILER PARKING TRUCK DOORS	223 103 69	spaces spaces positions	0 30 60

#### SITE AREA

In S.F.	+/- 892,242 Sq. Ft.
In Acres	+/- 20.48 AC

#### **BUILDING AREA**

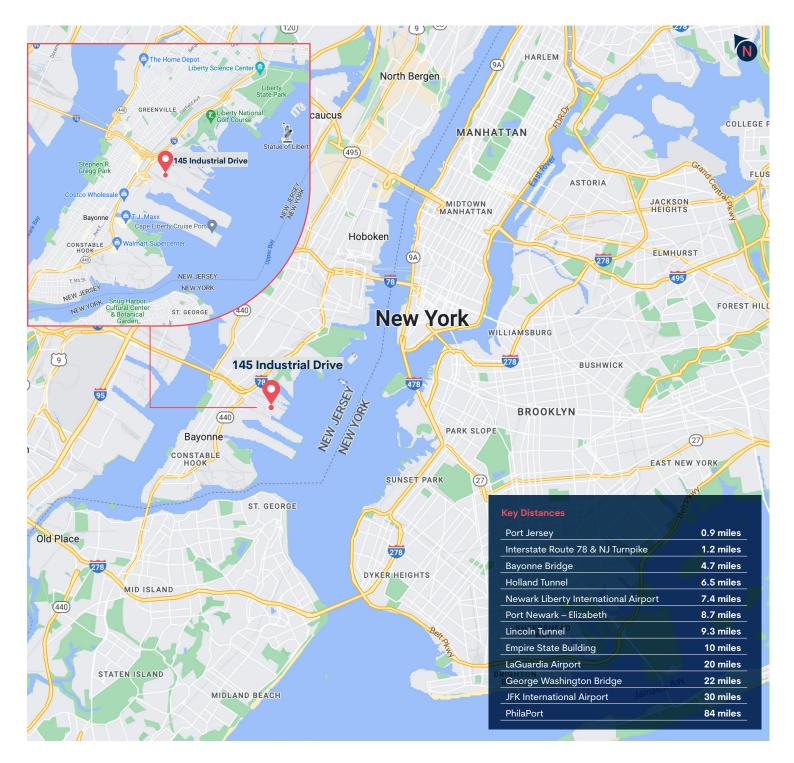
Office	+/-32,772 Sq. Ft.
Warehouse	+/- 393,503 Sq. Ft.
TOTAL	+/- 426,275 Sq. Ft.
COVERAGE	48%
PARKING	
Auto	223 stalls
Trailer	103 stalls

This is a conceptual plan. It is based on preliminary information which is not fully verified and may be incomplete. It is meant as a comparative aid in examining alternate development strategies and any quantities indicated are subject to revision as more reliable information becomes available.





## Brookfield Properties



### Contacts

#### PANTHEON Gary Capetta D 212.277.750

D 212.277.7504 gcapetta@pantheonproperties.com

Matt Corpuel

D 212.277.7510 mcorpuel@pantheonproperties.com

### **Brookfield** Properties

**Kyle McGrady** D 201.514.1985 kyle.mcgrady@brookfieldproperties.com

© 2023 Pantheon Properties, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. Photos herein are the property of their respective owners. Use of these images withouttheexpresswrittenconsentoftheownerisprohibited. PantheonandthePantheonlogoareservicemarksofPantheonProperties, Inc. All othermarksdisplayedonthisdocumentarethepropertyoftheir respective owners.