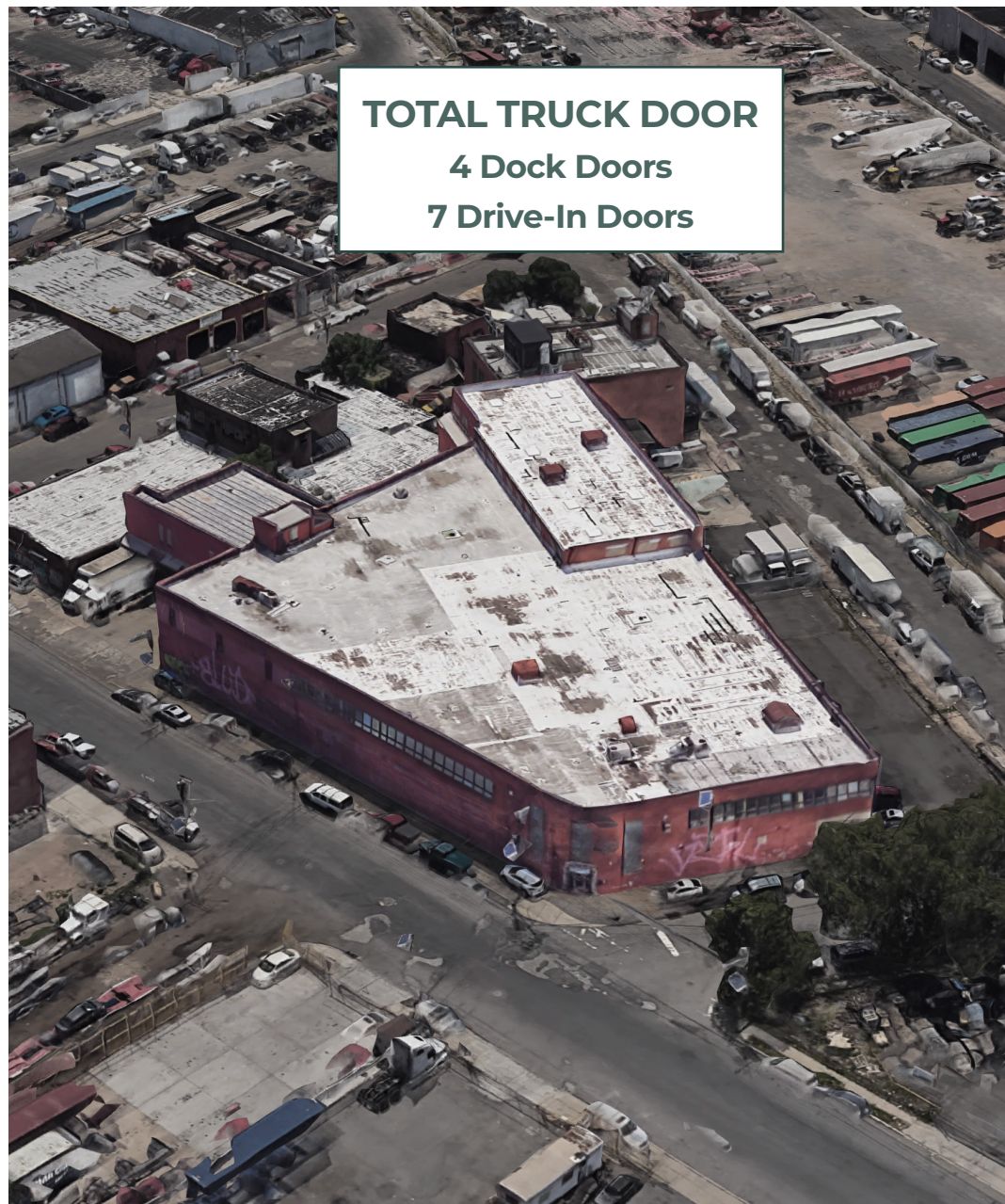


150 AVENUE L

NEWARK, NJ

Entire 1st floor 48,500 SF Vacant | Full Building 86,000 SF

| | |
|-----------------------------|--|
| BLOCK / LOT | 2086 / 1 |
| SIZE | 86,000 SF 1st Floor - 48,500 SF 2nd Floor 37,500 SF |
| NUMBER OF BUILDINGS | 1 |
| LOT | 2.50 AC |
| CONDITION | Fair |
| WALLS | Cinderblock / Brick |
| CEILING HEIGHT | 14' - 18' |
| OFFICE / SUPPORT FACILITIES | 6,000 SF |
| RESTROOM FACILITIES | 2 in Office; 2 in Warehouse |
| ELECTRICAL POWER | 180 - 400 AMP 277 - 480 |
| SPRINKLER | Yes |
| COLUMN SPACING | 21' x 21' |
| TRUCK LOADING | 4 Dock Doors 7 Drive-In Doors |
| PARKING | Fenced 35 Spaces |
| TAXES | \$97,513 Annual \$1.13 PSF |



LOCATION | LOCATION | LOCATION



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