



FOR LEASE

# 1400 IMPERIAL WAY

WEST DEPTFORD | NEW JERSEY



**±70,441 SF**  
AVAILABLE (IN 2 SUITES)

**JOHN J. GARTLAND**  
Managing Director  
+1 856 324 8287  
john.gartland@cushwake.com

**JONAS L. SKOVDAL**  
Director  
+1 610 772 2005  
jonas.skovdal@cushwake.com

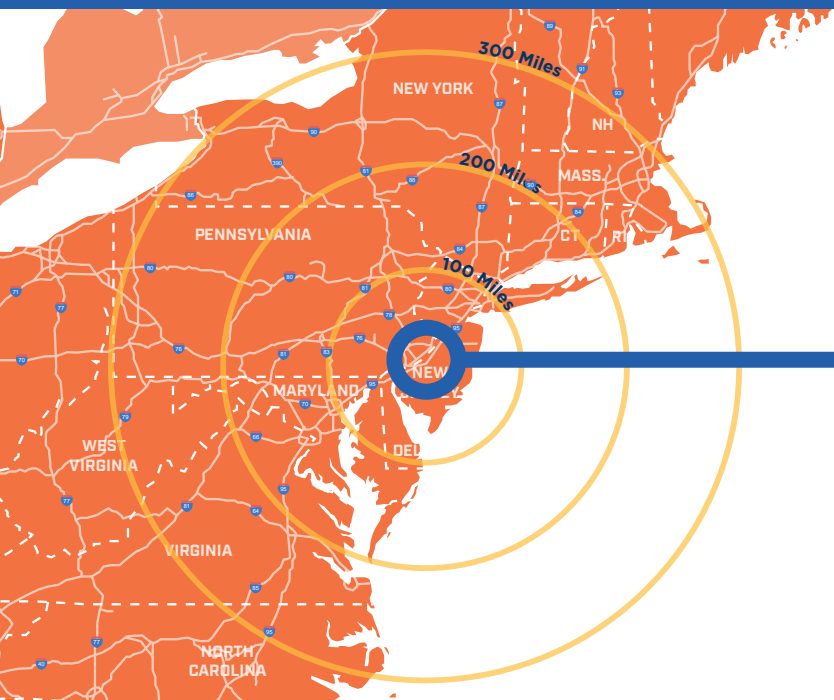
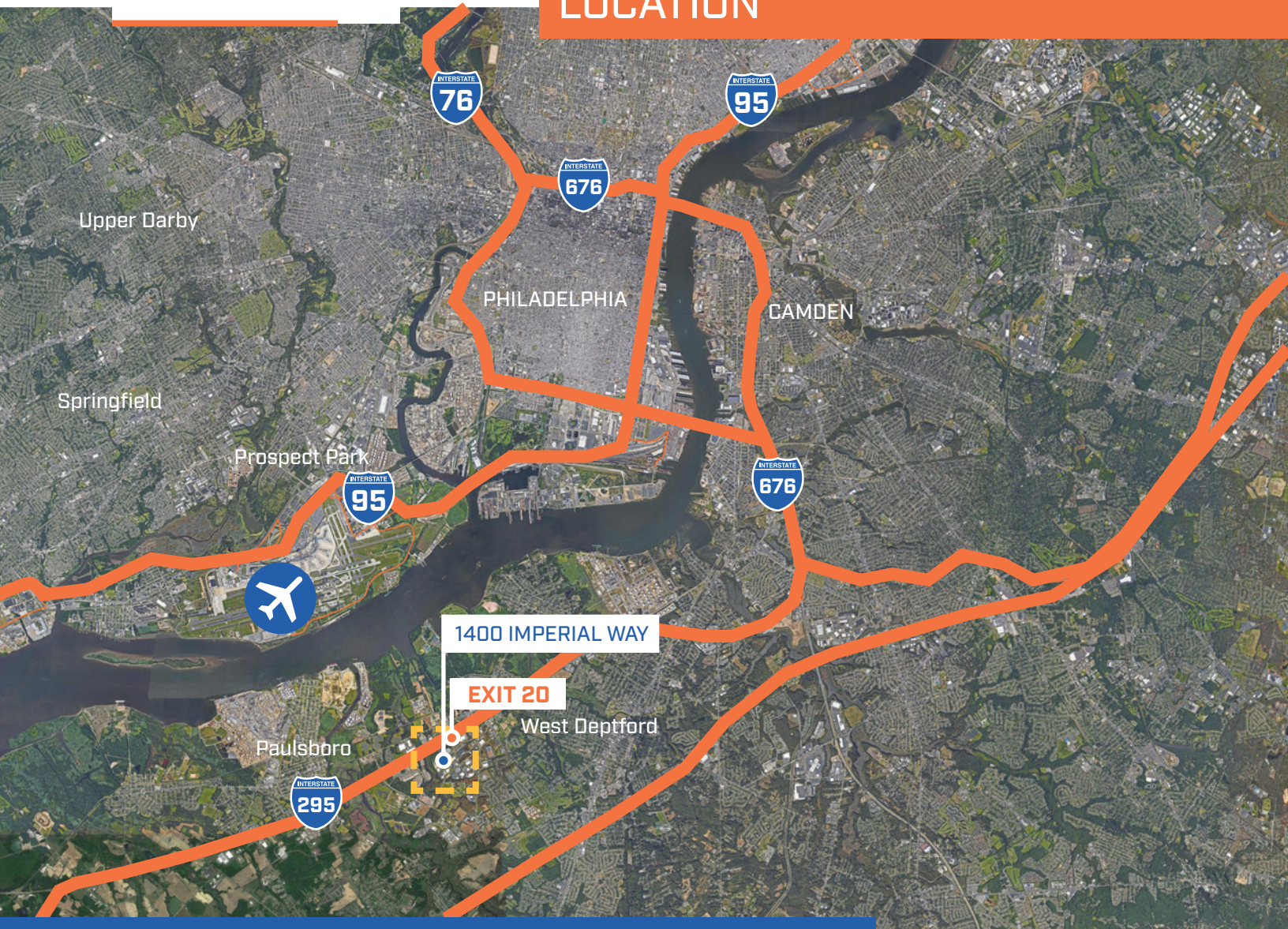
**CHRIS BUTERA**  
Associate  
+1 215 963 4011  
chris.butera@cushwake.com






cushmanwakefield.com



# LOCATION



## INTERSTATES

	0.6 MILES	9 MINS
	9 MILES	10 MINS
	13 MILES	15 MINS

## PHILADELPHIA AIRPORT

	19 MILES	23 MINS
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## MAJOR CITIES

PHILADELPHIA, PA	15.1 MILES	22 MINS
WILMINGTON, DE	31 MILES	32 MINS
TRENTON, NJ	43 MILES	44 MINS
BALTIMORE, MD	91 MILES	1 HR, 31 MINS
NEW YORK, NY	102 MILES	2 HRS, 9 MINS
WASHINGTON, DC	133 MILES	2 HRS, 28 MINS



# 1400 IMPERIAL WAY



**MID ATLANTIC CORPORATE PARK** is situated between Exits 2 & 3 of the New Jersey Turnpike and immediately off of Exit 20 of I-295.



**REACH** approximately 40% of the total U.S. population within a one day drive.



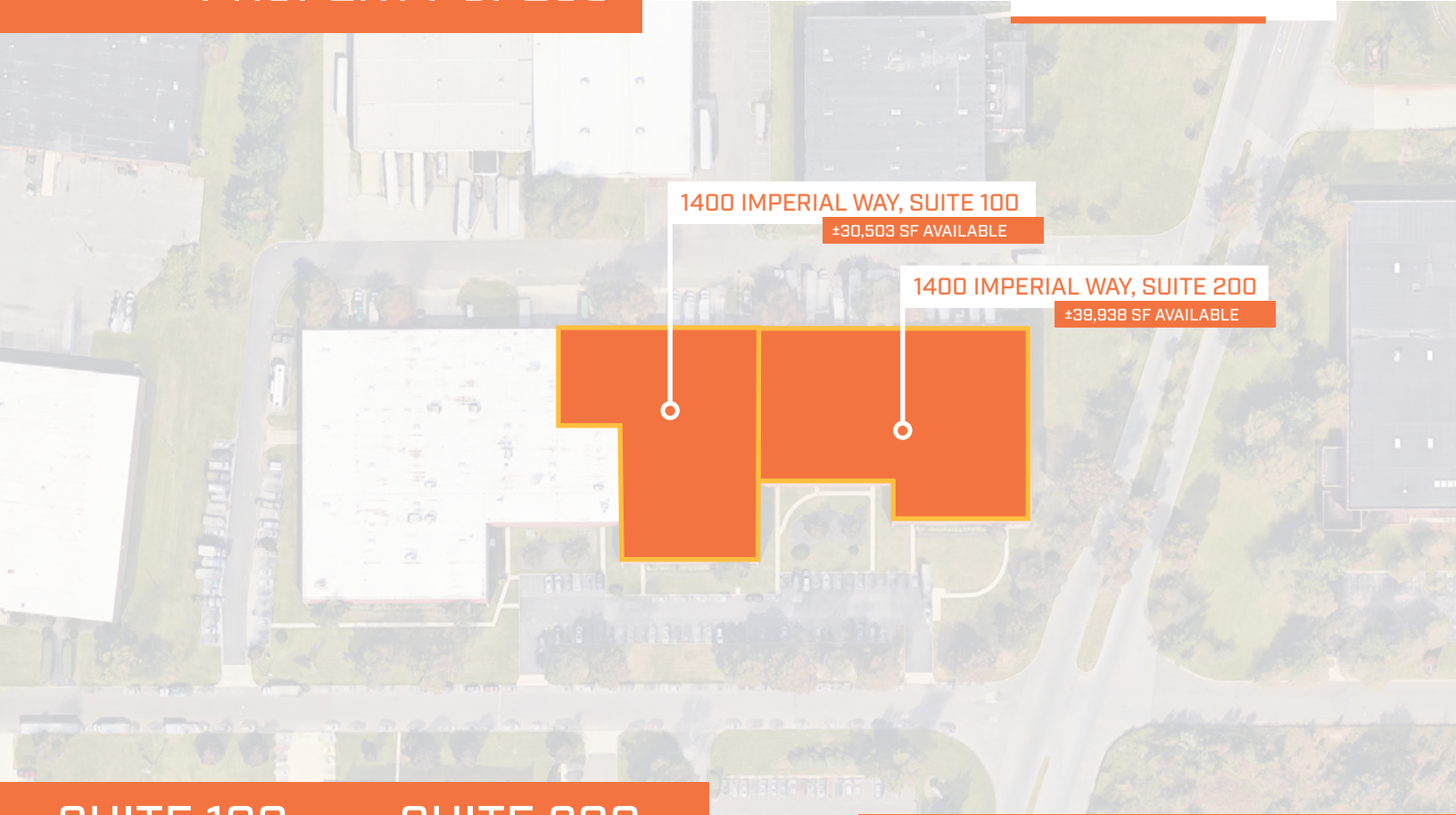
**CONVENIENTLY LOCATED** within 15 miles of Center City Philadelphia; a 6 million MSA.



**I-295** provides multi-directional access throughout the entire Mid-Atlantic region to serve the ever growing NJ/PA/DE/MD population.



# PROPERTY SPECS



1400 IMPERIAL WAY, SUITE 100

±30,503 SF AVAILABLE

1400 IMPERIAL WAY, SUITE 200

±39,938 SF AVAILABLE

## SUITE 100

## SUITE 200

### SQUARE FEET

± 30,503

### OFFICE SPACE

± 4,302

### DOCK DOORS

6 + 1 <sup>(10'x12')</sup>  
DRIVE-IN DOOR

### POWER

100 AMP  
277/480 Volt 3 Phase

### SQUARE FEET

± 39,938

### OFFICE SPACE

± 2,118

### DOCK DOORS

9

### POWER

600 AMP  
177/480 Volt 3 Phase

TOTAL BUILDING SIZE	±127,822 SF
COLUMN SPACING	42' x 35'
PARKING	±99 Car Spots
YEAR BUILT	1974
SITE AREA	7.54 Acres
ZONING	M-1 Light Manufacturing
FIRE PROTECTION	100% Wet System
LIGHTING	Upgrading to T5
HVAC	A/C Office, Reznor Units in Warehouse
TELECOM	Verizon Services Available
WATER/SEWER	West Deptford Township
GAS/ELECTRIC	PSE & G
CLEAR HEIGHT	20'
ROOF	.45 Mill TPO Roof, Installed in 2006

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