

LAND SITE  
FOR SALE



# STRAUGHNS MILL ROAD

PEDRICKTOWN, NJ

**57.85 ACRES**  
INDUSTRIAL  
DEVELOPMENT SITE

- Directly adjacent to Exit 7 of Rt. 295
- Close proximity to the New Jersey Turnpike, Delaware Memorial Bridge, and Commodore Barry Bridge
- Zoning: CI - Commercial Industrial

**John Gartland**  
Managing Director  
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**Jonas L. Skovdal**  
Director  
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**Frank Truesdell**  
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973 908 6121  
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# CONCEPT PLAN



352,980 SF



357 CAR PARKING SPACES



77 TRAILER PARKING SPACES



56 LOADING DOCKS



EXIT 7

STRAUGHNS MILL ROAD

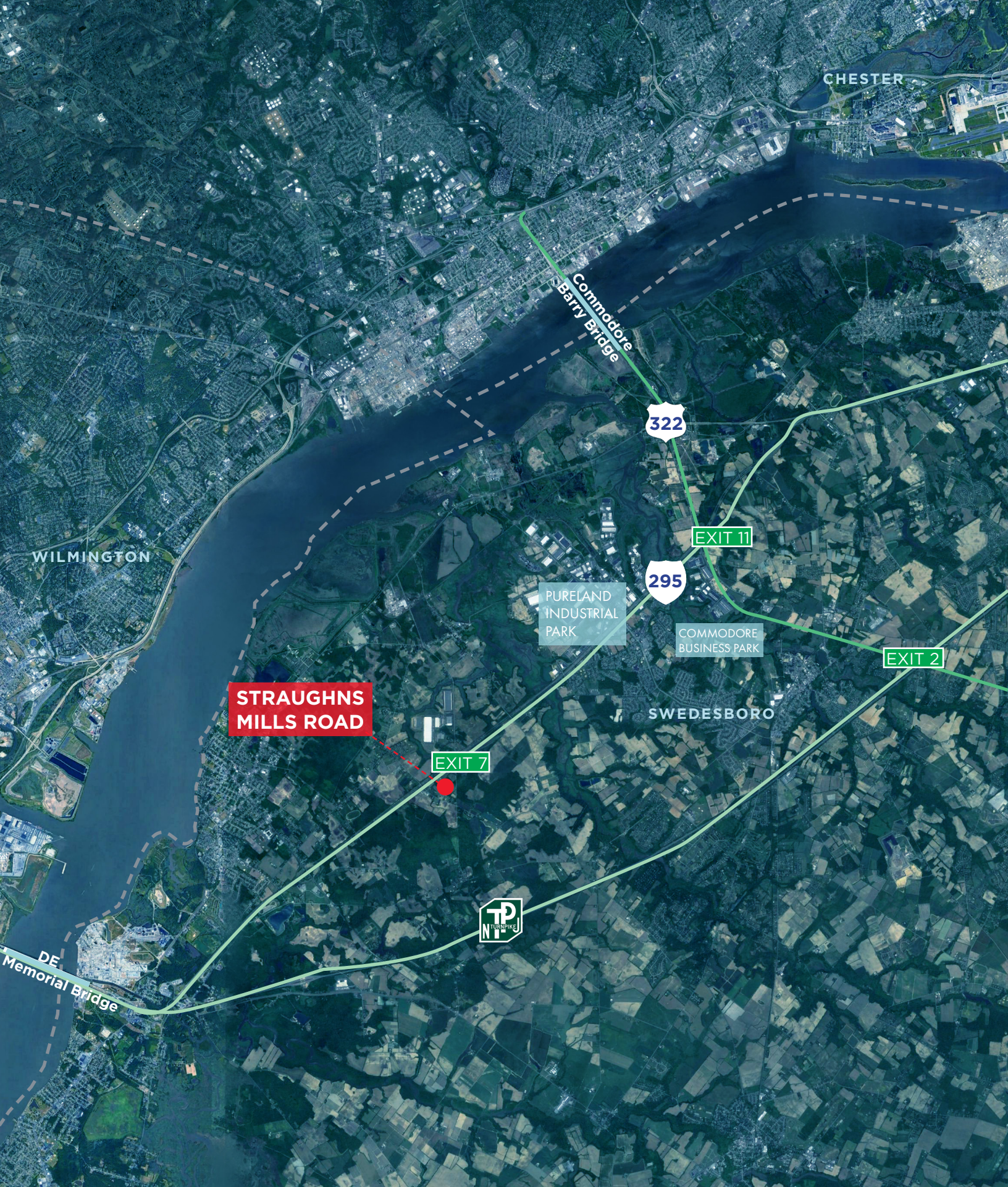


352,980 SF

## NEIGHBORING TENANTS







**STRAUGHNS  
MILLS ROAD**

EXIT 7

EXIT 11

EXIT 2

322

295

PURELAND  
INDUSTRIAL  
PARK

COMMODORE  
BUSINESS PARK

SWEDESBORO

CHESTER

WILMINGTON

Commodore  
Barry Bridge

DE  
Memorial Bridge



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