



CLASS A IOS SITE

FOR LEASE

**575 RIDGE  
ROAD**

Monmouth Junction, NJ



# PROPERTY HIGHLIGHTS

- 2.9 Acre Industrial Outdoor Storage Site
- 4,000 SF Warehouse/Maintenance Facility
  - 24' Clear Ceiling Height
  - 4 Oversize Drive in Doors
- 2,000 SF Free-Standing Office Building
- Zoned Light Industrial
- Outdoor Storage Permitted
- Available Q1 2025
- Call for Pricing



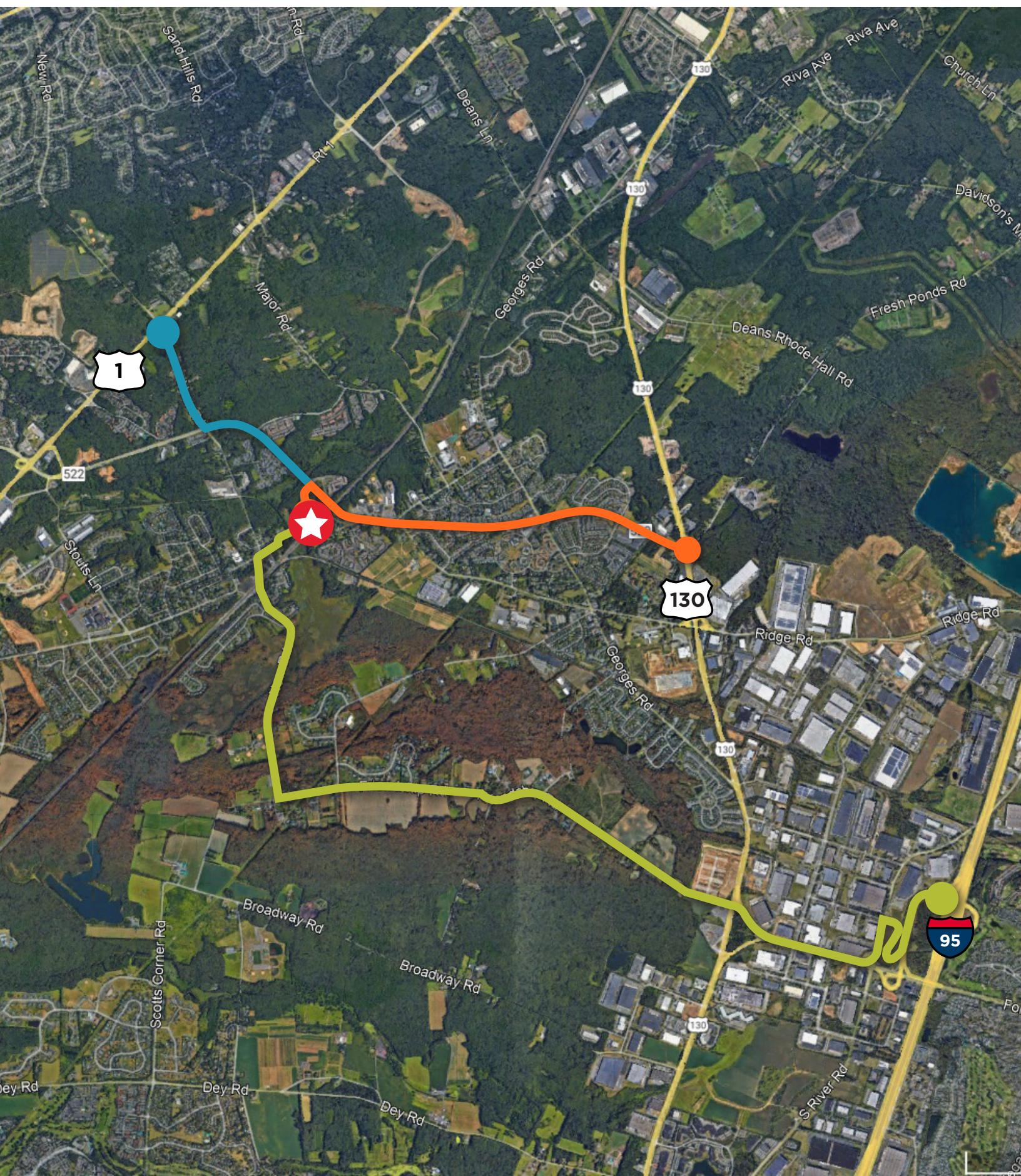
## FEATURES

- Paved, Fenced, Lit and Secured
- Abundant Parking & Outdoor Storage Area
- LED Lighting



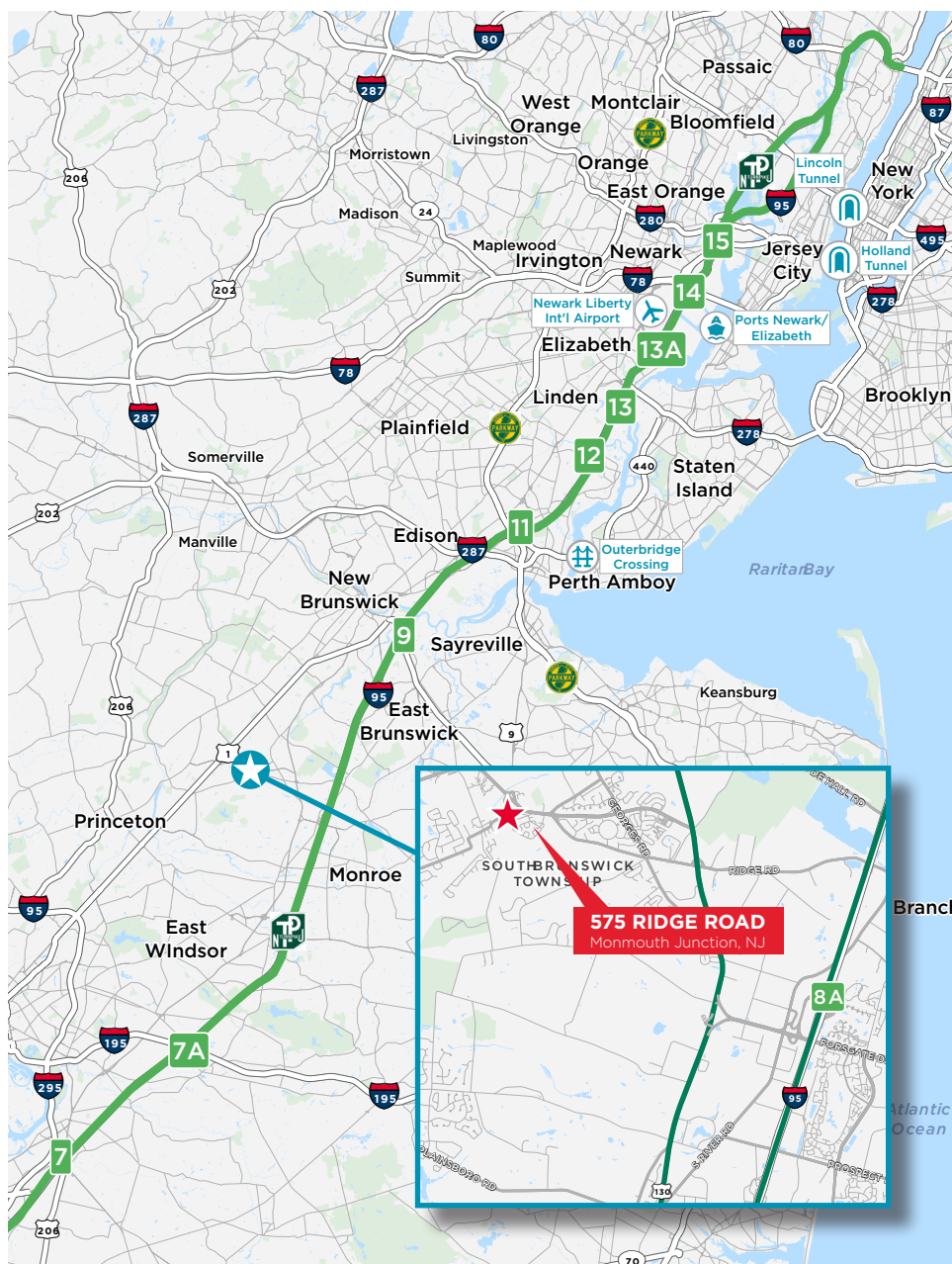


# TRUCKING ROUTE





# LOCATION



**NJ  
Turnpike - 8A**  
6.5 Miles



**ROUTE  
287**  
15.5 Miles



**OUTERBRIDGE  
CROSSING**  
22 Miles



**STATEN  
ISLAND**  
22 Miles



**ROUTE  
78**  
24.5 Miles



**PORTS NEWARK/  
ELIZABETH**  
37 Miles



**HOLLAND  
TUNNEL**  
43 Miles



**LINCOLN  
TUNNEL**  
46.8 Miles



**MANHATTAN**  
47.4 Miles



**GW BRIDGE**  
55.8 Miles

## CONTACT

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