

**IDEAL FOR
USER/
INVESTOR**



1249 GLEN AVENUE | MOORESTOWN, NJ

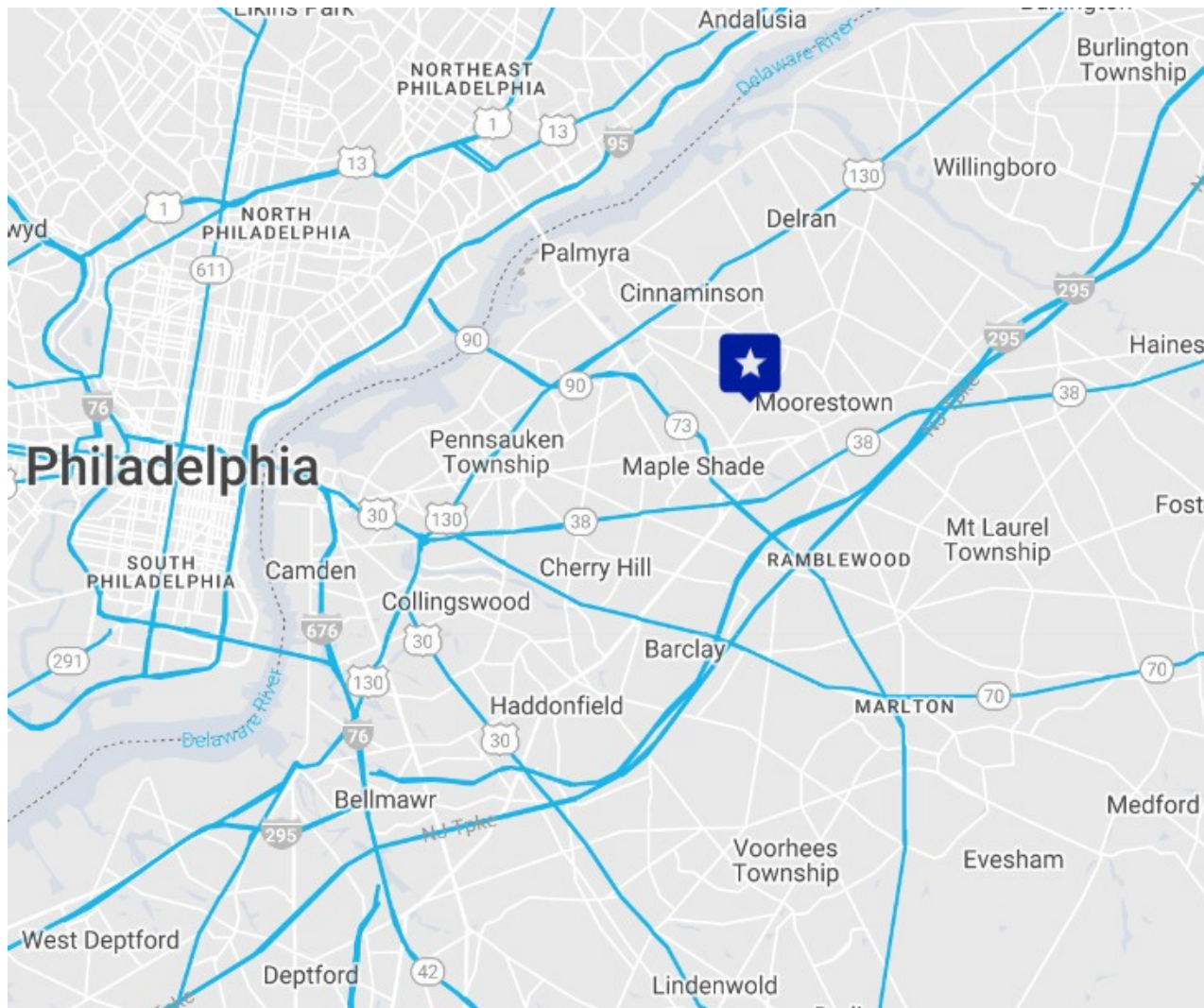
PROPERTY DESCRIPTION

Location	1249 Glen Avenue Moorestown, NJ 08057
Size / SF Available	+/- 14,400 SF (Total Building) <ul style="list-style-type: none"> Built to Suit - Unit A +/- 7,200 SF
Loading Dock	(2) 8'x10' Dock doors with levelers
Drive-in	(2) 10'x12'
Sale / Leaseback	Current owner plans to leaseback 7,200 SF (Unit B) of the property at a lease/term price to be negotiated
Property / Area Description	<ul style="list-style-type: none"> 23.5' Clear height 240/480v 3-phase power 6" reinforced concrete flooring Fully heated and air-conditioned 12 car parking spaces Zoned BP-1 Q2 2023 Wet sprinkler system

Contact Us

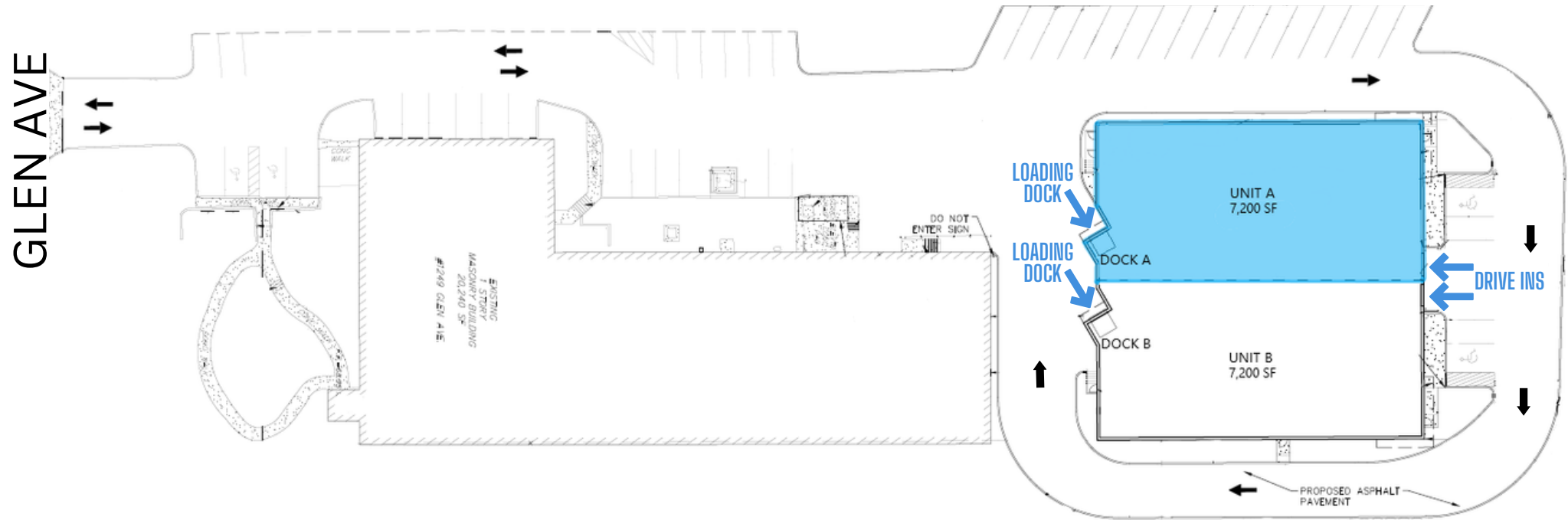
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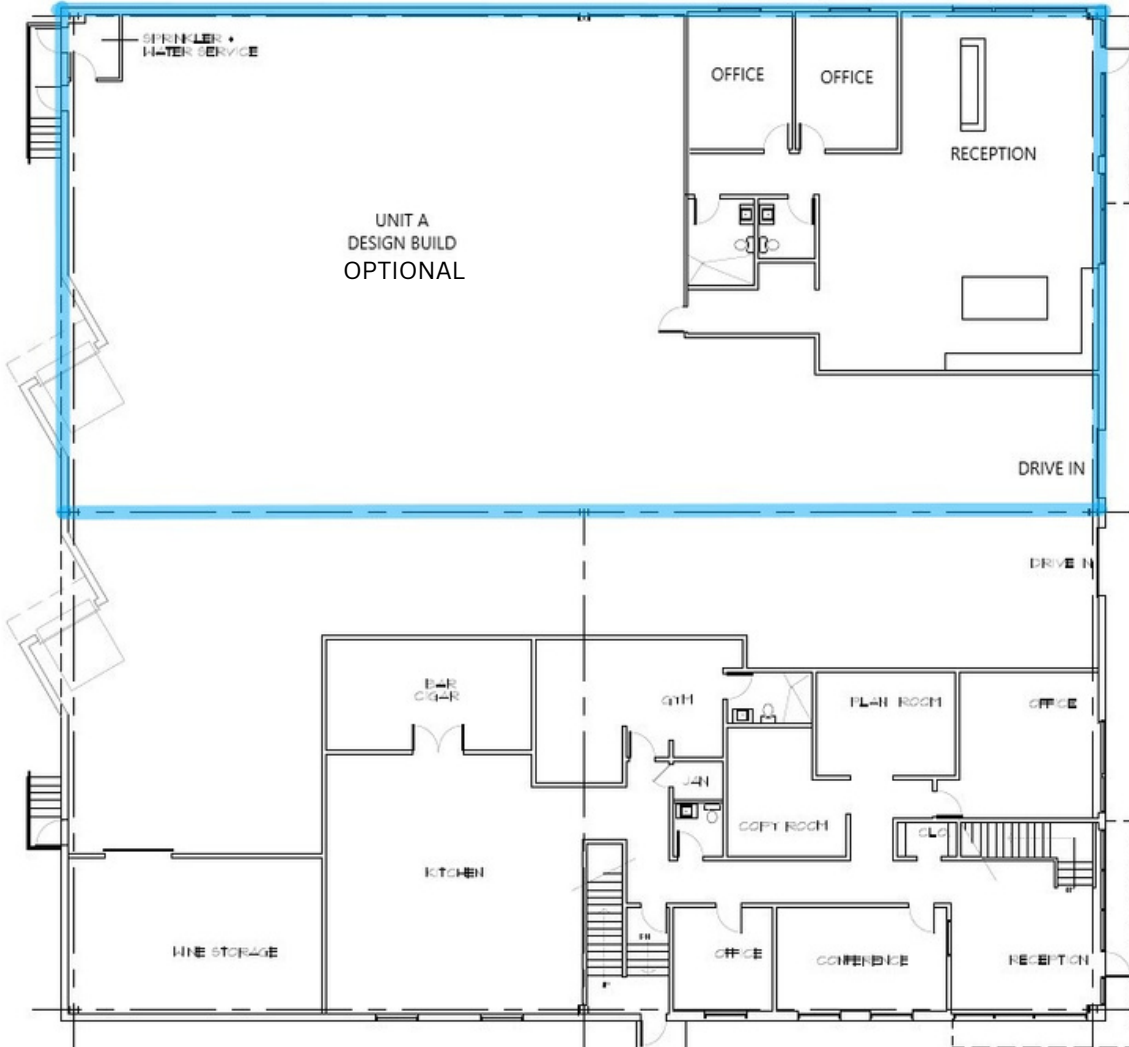
The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

SITE PLAN



The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

ADDITIONAL PICTURES



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