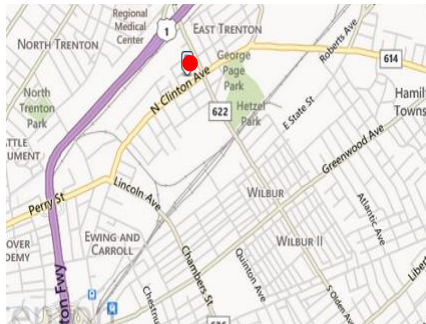


66-72 Prince Street, Trenton NJ



**Warehouse, Drug Manufacturing,
FDA Approved Storage Building**



LEASE:

\$4.00/SF, NNN.

- 120,000 SF one to three-story Brick Warehouse/ Manufacturing Building
- 3-Story Section: 70,000 SF
- Drug Packaging Area: 4,600 SF
- Warehouse: 50,000 SF
- 16' Ceiling, concrete floors, heavy electric, drive-in doors, loading dock, freight elevator (11,000 lbs), bathrooms on all floors
- Fenced-in Parking: 15 spaces
- Lot Size: 1.43 AC
- Power: 800 Amp
- Convenient access to Routes 1, I-95, and I-295

Contact Information:

**Gerard J. Fennelly
Patrick Dintrone**

Ph: 609-520-0061

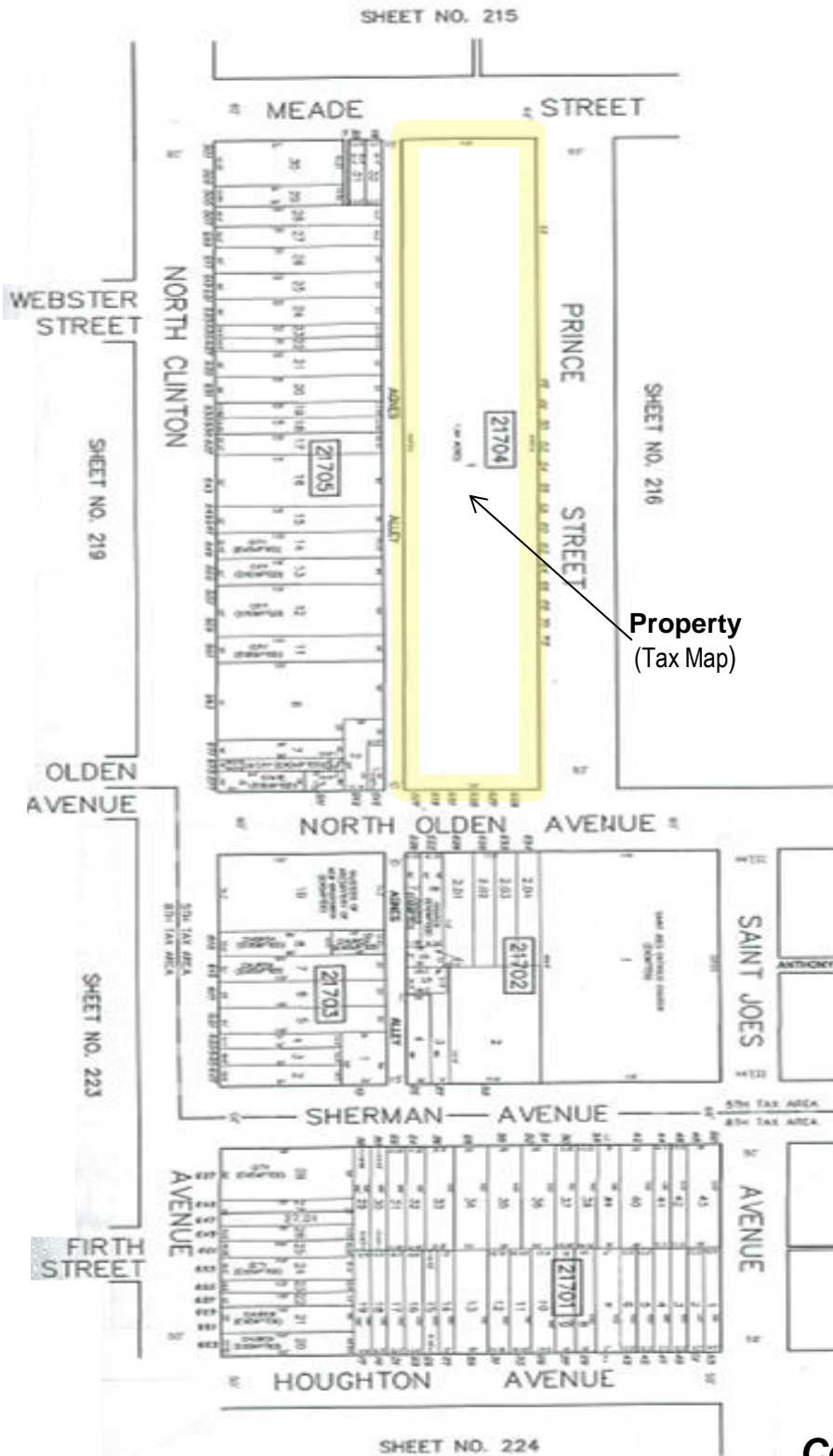
NAI Fennelly

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66-72 Prince Street, Trenton NJ



Property in very good condition

- Wet Sprinkler System
- New gas fired space heaters, recently painted throughout, new windows 2nd fl. offices
- Loading Doors: 2 bay truck well w/covered loading dock, 3 drive-in doors along Prince Street
- Roof: Flat rubber membrane
- Municipal water, sewer, gas, electric
- Burglar/Fire Alarm Systems
- Taxes (2013): \$50,341
- Situated at Prince Street corner of Meade Street
- City of Trenton, Mercer County, Block 196, Lot 58
- Zoned: Industrial B, in Trenton Urban Enterprise Zone – offering incentives to relocating companies

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