

**Preliminary Approval Received! Next Step - FINAL APPROVALS!**

DEVELOPED BY:



Up to  
385,000 SF



34 Acres  
Zoned Industrial



Exit 8A  
NJ Turnpike



40' Clear  
Height

## DEY ROAD LOGISTICS CENTER AVAILABLE | 385,000 SF (Divisible)

WAREHOUSE/DISTRIBUTION/MANUFACTURING/COLD STORAGE  
DEY ROAD | SOUTH BRUNSWICK, NJ

EXCLUSIVE BROKER:

**Thomas C. Nuara**

[tnuara@resource-realty.com](mailto:tnuara@resource-realty.com)

m: 908.715.0595 | p: 732.225.0300





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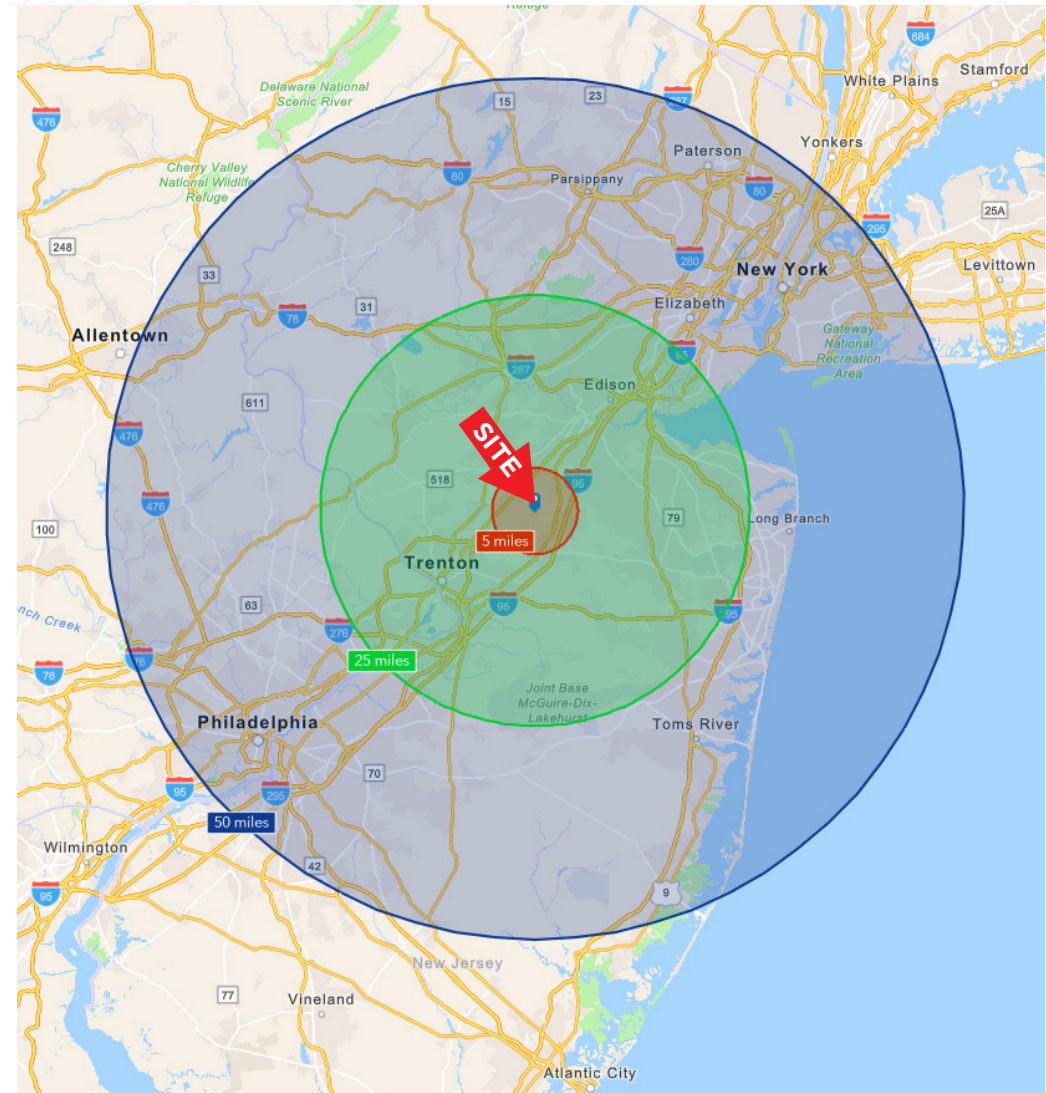
### Workforce & Demographics

Distance	Estimated Population	Labor Force	Transportation & Warehousing Workers	Median HH Income	Median Warehouse Hourly Wage
0-25 miles	3.5M	1.8M	125,000	\$95,000	\$21-\$23/hr
26-50 miles	6.0M	3.0M	195,000	\$85,000	\$20-\$22/hr
50-75 miles	10M	5.0M	325,000	\$80,000	\$19-\$21/hr
76-150 miles	25M	11M	800,000	\$72,000	\$17-\$20/hr

- Labor Force includes individuals actively working or seeking work.
- Transportation & Warehousing Workers include truck drivers, warehouse laborers, material movers, and logistics personnel.
- Data is modeled from regional averages using U.S. Census and BLS statistics (2024), adjusted for urban/suburban concentration within each zone.

### Distances from Dey Road Logistics Center

New Your City (Midtown)	50 miles
Newark, NJ	40 miles
Trenton, NJ	15 miles
Philadelphia, PA	45 miles
Baltimore, MD	150 miles
Newark Liberty (EWR)	38 miles
JFK Airport (NYC)	65 miles
LaGuardia (LGA)	60 miles
Philadelphia Int'l (PHL)	50 miles
Baltimore/Washington (BWI)	145 miles
Port Newark/Elizabeth	40 miles
Port of Philadelphia	45 miles
Port of Baltimore	150 miles



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**+/- 385,000 SF ON 34 ACRES**

DEVELOPED BY:



Sansone Group is a family-owned, nationally recognized commercial real estate and development firm specializing in industrial, retail, and multi-family projects. Headquartered in St. Louis, the firm has developed over 50 million square feet across 32 states. With a proven track record of high-quality, strategic developments, Sansone Group is dedicated to creating lasting value for clients and communities. Rooted in teamwork, creativity, hard work, faith, and professionalism, the firm takes a hands-on approach to development, property management, and brokerage - building strong relationships and shaping the future of commercial real estate.

[www.sansonegroup.com](http://www.sansonegroup.com)

**FOR SALE/LEASE INFORMATION, PLEASE CONTACT:**



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