DEVELOPED BY:

SANSONE group

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
m: 908.715.0595 | p: 732.225.0300

Resource Realty

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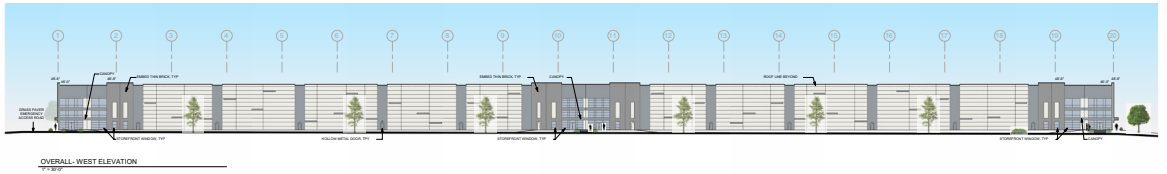
BUILDING SPECIFICATIONS

Total Size:	385,000 SF (Divisible)
Building Dimensions:	360'x1070'
Office:	To Suit
Ceiling Height:	40' Clear (at the first column line)
Sprinkler:	ESFR
Power:	To Suit
Column Spacing:	50' x 56' (typ.); 60' speed bays
Loading:	55 Truck Docks; 2 Drive-in Doors
Car Parking:	211 spaces, expandable to 361 spaces
Trailer Parking:	63 spaces



The information contained herein is not warranted, although it has been obtained from the owner of the property or from other sources that we deem reliable. It is subject to change without notice. Seller and broker make no representation as to the environmental condition of the property and recommend purchaser's independent investigation.

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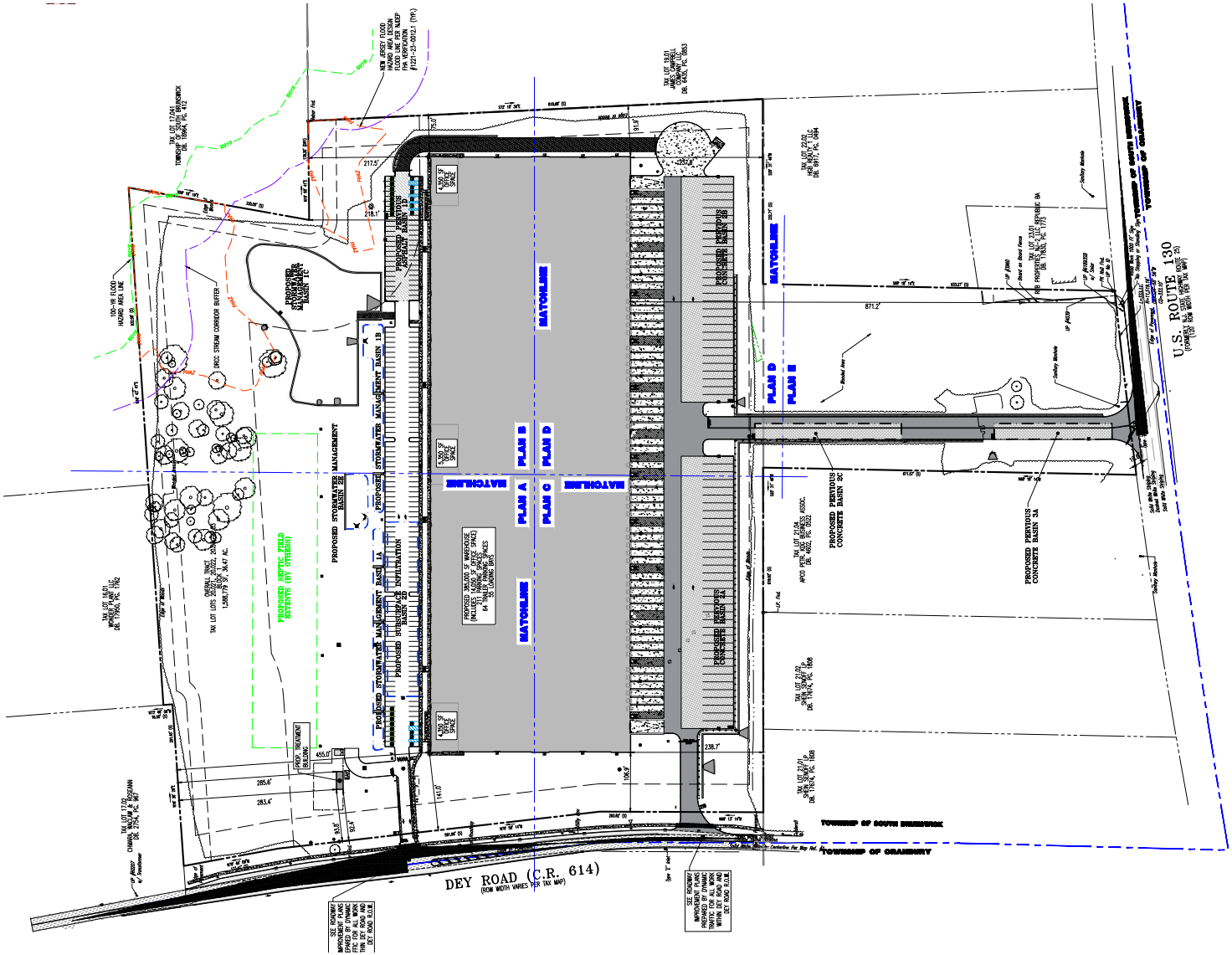

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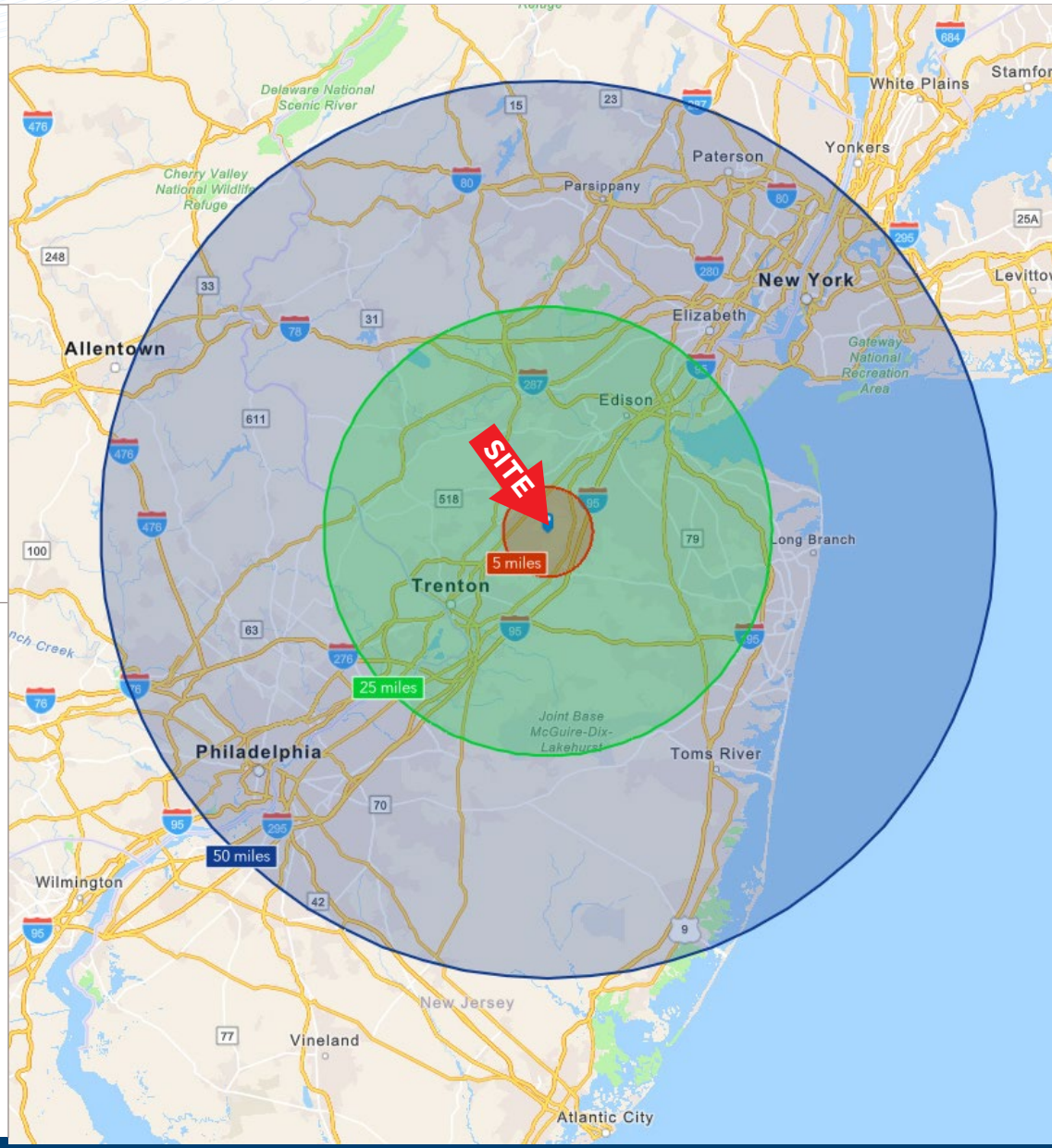
Workforce & Demographics

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

+/- 385,000 SF ON 34 ACRES

DEVELOPED BY:

SANSONE group

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

FOR SALE/LEASE INFORMATION, PLEASE CONTACT:

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