



300 Ralph St.

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300 Ralph Street, Belleville, NJ 07109

## Industrial Building with Expansion Possibility

### BUILDING DETAILS

#### Property Overview

<b>Total GLA</b>	23,000 sq. ft.
<b>Year Built / Renovated</b>	1960 / 1984
<b>Site Area</b>	+/- 10.85 acres
<b>Parking</b>	50 Spaces
<b>Ceiling Height</b>	14' Clear
<b>Loading Docks</b>	2 Interior Loading Docks

**Space Available**  
**100% Fully Leased**

#### Key Features

- Freestanding all brick building, air conditioned industrial building
- Excellent location with access to NJ-21 (0.5 mi), NJ-3 (2.5 mi), NJ-Turnpike (7 mi), and Garden State Parkway (7 mi)
- Conveniently positioned just 15 minutes from New York City
- Expansion possibility of up to approximately 5 500 SF additional space



