

# 20 Linden Avenue East

20 Linden Avenue East, Jersey City, NJ, USA

**The Blau Berg Company**  
 20 Linden Avenue East  
 Jersey City, New Jersey  
 #110,000 SF Industrial Opportunity




**Property Features**

- #1 110,000 SF Warehouse Building
- 0.94 Acres
- 12 Heavy Duty Doors
- 10' Clear Ceiling
- #1 CMU/TOP Office Space
- 1,600 Amp Electrical Service
- 24-Hour Security
- 2nd Floor Office + \$1.15 SF/P (2017)
- Available Lease Rate

**Availability**

- Great Access to Manhattan via Holland Tunnel
- Close Proximity to Route 440 I-76 Truck Route
- Easy Access to Airport and Seaport
- Close to 287 Tonnage Capacity IAD
- One Block Walk to Light Rail Service (Dundee Avenue Station)

For all information contact us through the link below.  
 Please contact the link below for more details.

Or email: [info@blauberg.com](mailto:info@blauberg.com) David A. Thomas  
 or call: (201) 261-1111 (201) 261-1111  
 C: [info@blauberg.com](mailto:info@blauberg.com) D: [info@blauberg.com](mailto:info@blauberg.com)

The information contained herein is for informational purposes only and is not intended to constitute an offer of any securities. This offering is being made in accordance with the provisions of the Securities Act of 1933 and the Securities Exchange Act of 1934. This offering is being made by The Blau Berg Company, a Delaware corporation, through its wholly owned subsidiary, The Blau Berg Company, LLC, a Delaware limited liability company. The Blau Berg Company, LLC is a Delaware limited liability company. The Blau Berg Company, LLC is a Delaware limited liability company. The Blau Berg Company, LLC is a Delaware limited liability company. The Blau Berg Company, LLC is a Delaware limited liability company.

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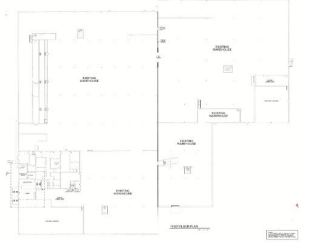


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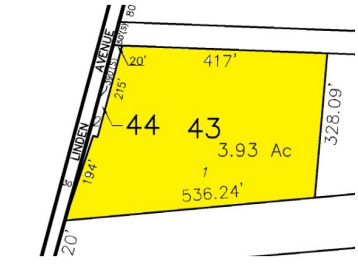
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## Property Overview

Price/Rent PSF	Inquire
Asset Type	Industrial
Trade Type	Lease
SQ. FT. Available	110,000
Date Available	07/20/2018

## Contact



James Jose  
Individual

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## Description

±110,000 SF Industrial Opportunity

### Property Features

- +/- 110,000 SF Warehouse Building
- Situated on 3.94 Acres
- 12 Interior Tailboard Docks
- 16' Clear Ceilings
- +/- 5,000 SF Office Space
- 1,600 Amp Electrical Service
- Subdivision Possible
- Real Estate Taxes: +/- \$1.15 PSF (2017)
- Negotiable Lease Rate

### Accessibility

- Great Access to Manhattan via Holland Tunnel
- Close Proximity to Route 440, US 1&9 Truck Route, Newark Int'l Airport and Seaport
- ½ Mile to NJ Turnpike Interchange 14B
- One Block Walk to Light Rail Service (Danforth Avenue Station)

## Location

