

231,261 SF

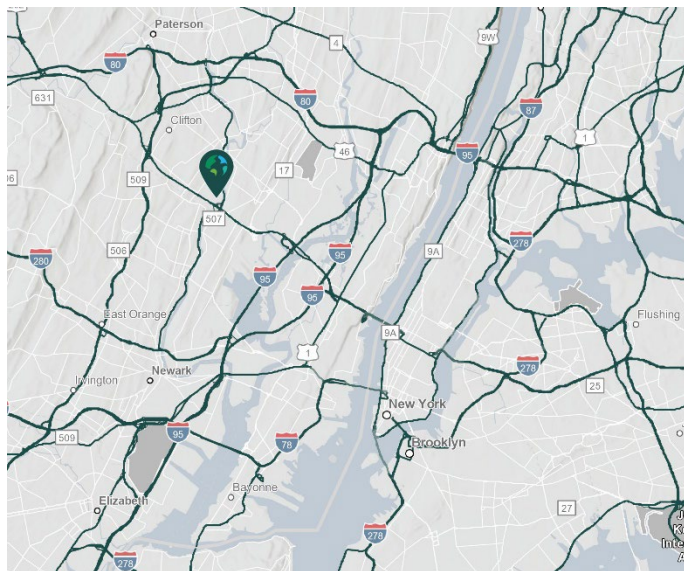
Industrial Space For Lease



Prologis Meadowlands | 261 River Road



261 River Road
Clifton, NJ 07014



LOCATION

- Located directly off Route 3 & Route 21 with easy access to I-95
- ± 13 miles to the Lincoln Tunnel
- ± 14 miles from Newark Liberty International Airport and Port Newark-Elizabeth

FACILITY

- 231,261 SF total building size
- 231,261 SF available space
- 37,057 SF office
- 36' clear height
- 48' x 50' column spacing
- 24 dock doors
- 3 drive-in doors
- 10 trailer parking spaces
- 101 car parking spaces
- 2000 amps, 3 phase, 480/277 volt electrical service
- ESFR sprinkler system

ADVANTAGES AND AMENITIES

- Fast, cost-effective forklift and racking sourcing through Prologis Essentials
- Prologis Clear Lease® – Know your lease expenses and capital costs with greater certainty before you sign

Your single-source service for efficient move-in and operations: [prologisessentials.com](https://www.prologisessentials.com)

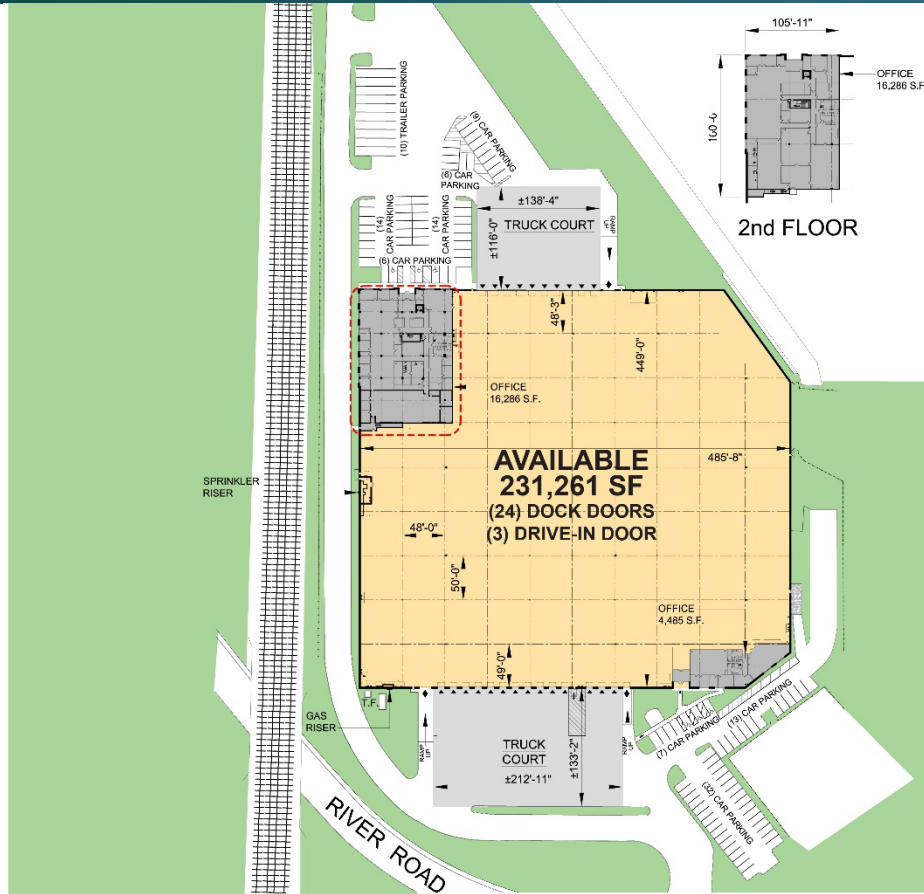
www.prologis.com

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<https://prologismeadowlands.com>



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- LAND
- AVAILABLE
- DOCK DOOR
- DRIVE-IN DOOR