



**PROCISION**  
COMMERCIAL REALTY

**AVAILABLE**

## **1720 Harding Hwy (Rte 40)**



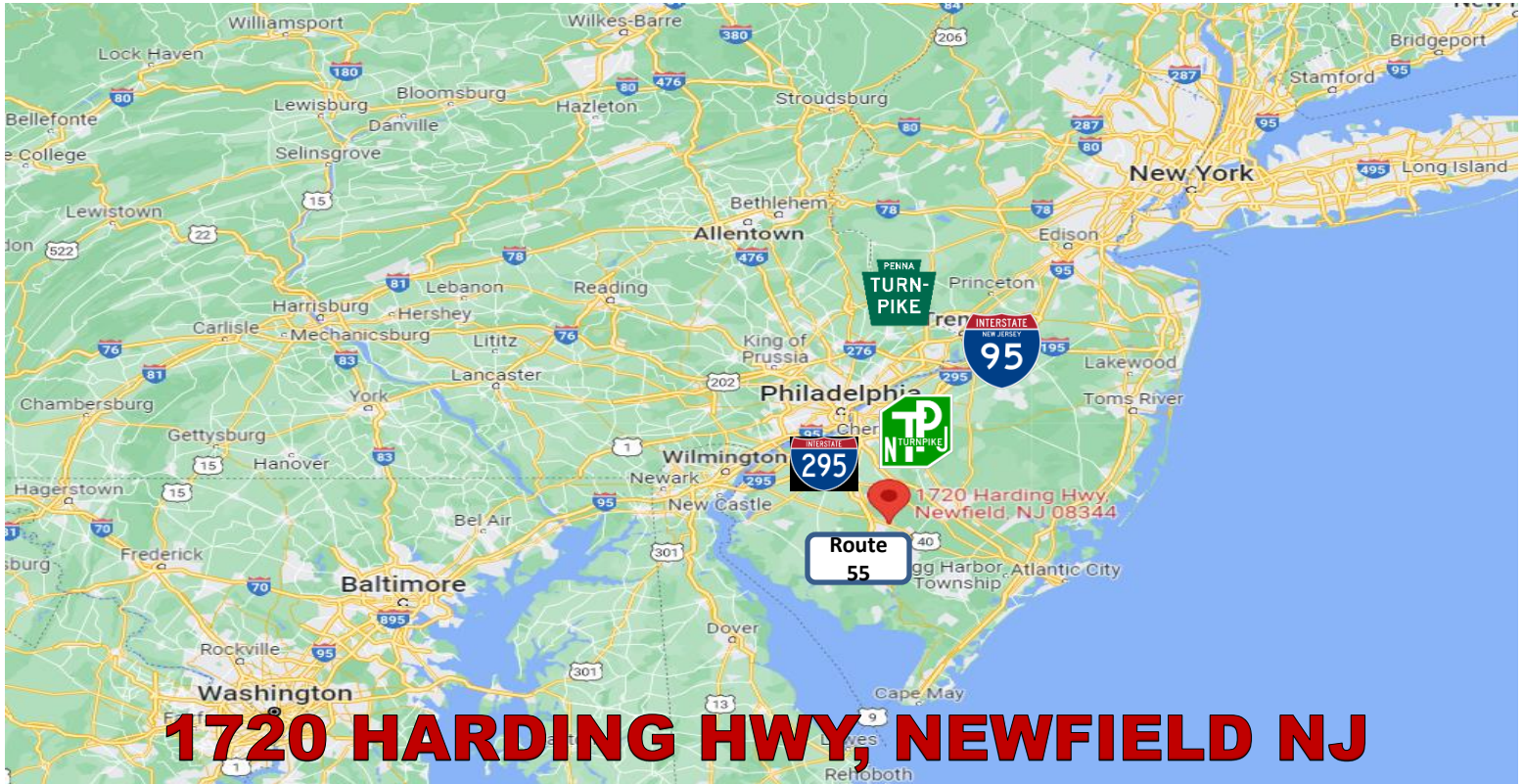
**Newfield, NJ**

### **POTENTIAL INDUSTRIAL DEVELOPMENT SITE**

- Site: +/- 30 Acres on Lots 22 & 23**
- Fenced-in Outdoor Storage with +/- 5,000 Sf Pole Barn**
- Zoning : Light Manufacturing (LM)**
- Permitted Uses: Industrial, Pharma Labs, Self-Storage, Warehouse / Distribution, Contractor Yard, Etc.**
- Access to the Region's Extensive Highway Network & Close Proximity to Route 55 and Atlantic City Expressway**

**PROCISION COMMERCIAL REALTY**  
**7300 N Crescent Blvd, Unit 22, Pennsauken, NJ 08110**  
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## **REGIONAL MAP**



**LOCATION** – Situated in an industrial section of Route 40 in Newfield, NJ, the Property's neighbors include AG Truck Logistics, General Spring Service, Deck & Fence Superstore and Paini US to name a few. Highway access to Route 55, Route 322 & the AC Expressway are in close proximity. Overall, the site offers excellent access to the region's extensive highway network including Interstate 95 and 295 as well as the New Jersey and Pennsylvania Turnpikes.

# 1720 Harding Highway, Newfield NJ



## Estimated Drive Times:

Route 55	6 Min
NJ Turnpike	30 Min
Philadelphia CBD	39 Min
Interstate 295	35 Min
UPS Distribution	7 Min

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