

**FOR LEASE**  
**Rancocas Business Park**  
 9 Mary Way  
 Hainesport, New Jersey



42,000 Square Feet Available

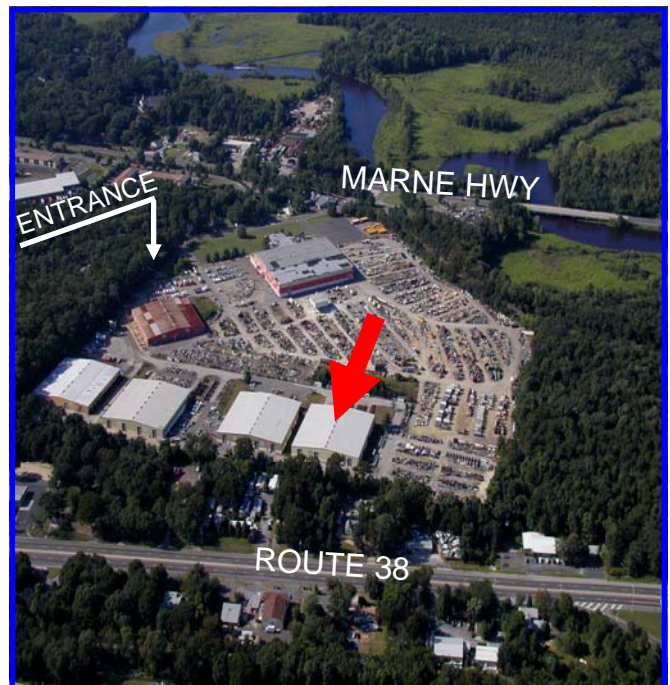
For more information,  
 please contact:

Ken Stevens  
 c# 856.630.6981  
[kstevens@stevensmanagement.com](mailto:kstevens@stevensmanagement.com)

Stevens Management Associates  
 6834 Route 130 North  
 Pennsauken, New Jersey 08110  
 Phone 856.663.0800  
 Fax 856.663.1888



Building Size:	42,000 Sq. Ft. (adjacent 20,000 SF connected unit available at #7 Mary Way also)
Office Area:	<ul style="list-style-type: none"> <li>• 3,600 Sq. Ft. on 2 floors</li> <li>• Gas Heat</li> <li>• Electric Cooling</li> </ul>
Warehouse / Manufacturing Area:	<ul style="list-style-type: none"> <li>• 38,400 Sq. Ft.</li> <li>• Gas Heat, High Pressure Service Avail. for Mfg.</li> </ul>
Outside Storage:	Available 2 acre outside storage / truck parking lot adjacent
Ceiling Height:	22' to 33' Clear
Electrical:	<ul style="list-style-type: none"> <li>• 480V, 400A , 3 Phase Service by PSE&amp;G</li> <li>• Hi Efficiency Metal Halide HID Lighting</li> </ul>
Loading:	<ul style="list-style-type: none"> <li>• (9) Truck Dock Bays</li> <li>• (4) 14' x 16' Drive in Doors</li> </ul>
Building Type:	Pre-engineered metal building with masonry walls to 8'
Water:	NJ American Water Dry Sprinkler Protected
Zoning:	Industrial



**DIRECTIONS:** I-295 to RT-38 East toward Mt. Holly ~ Take the jug handle before Hainesport - Mt. Laurel Road (WAWA on left corner and Wolfington Bus Co. on far left corner) ~ Cross over RT-38 and proceed on Hainesport - Mt. Laurel Road (toward Marne Hwy RT-537) ~ Make a right onto Mary Way (just before Perry Videx Co., on right) and follow sign to Mary Way.

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