

TOTOWA

COMMERCE CENTER

← TO NYC
25 MIN

80

46

EXIT 54

RIVERVIEW DRIVE

507,000 SF
43 ACRES | NNJ SHALLOW-BAY INDUSTRIAL PARK

ANDREW SIEMSEN

+1 201 306 5019
andrew.siemsen@kbcadvisors.com

HUNTER REID

+1 732 939 4511
hunter.reid@kbcadvisors.com



KBC ADVISORS | NEW JERSEY 90 Woodbridge Center Drive, Ste. 110 Woodbridge, NJ 07095



HIGHLY FUNCTIONAL SHALLOW-BAY PRODUCT



507,000 SF
NET RENTABLE AREA



21' - 23'
CLEAR HEIGHTS



DRIVE-IN LOADING
AVAILABLE



SPRINKLERS
WET SYSTEM
THROUGHOUT



42.5
ACRES



DOCK LOADING
AVAILABLE



AVAILABLE SPACE OVERVIEW

40 COMMERCE WAY
18,276 SF

2 TAILBOARDS | SUMMER
2025 OCCUPANCY



140 COMMERCE WAY
5,352 SF

2 DRIVE-INS
9/1/2025 OCCUPANCY



ANDREW SIEMSEN

+1 201 306 5019
andrew.siemsen@kbcadvisors.com

HUNTER REID

+1 732 939 4511
hunter.reid@kbcadvisors.com

 **LONGPOINT**

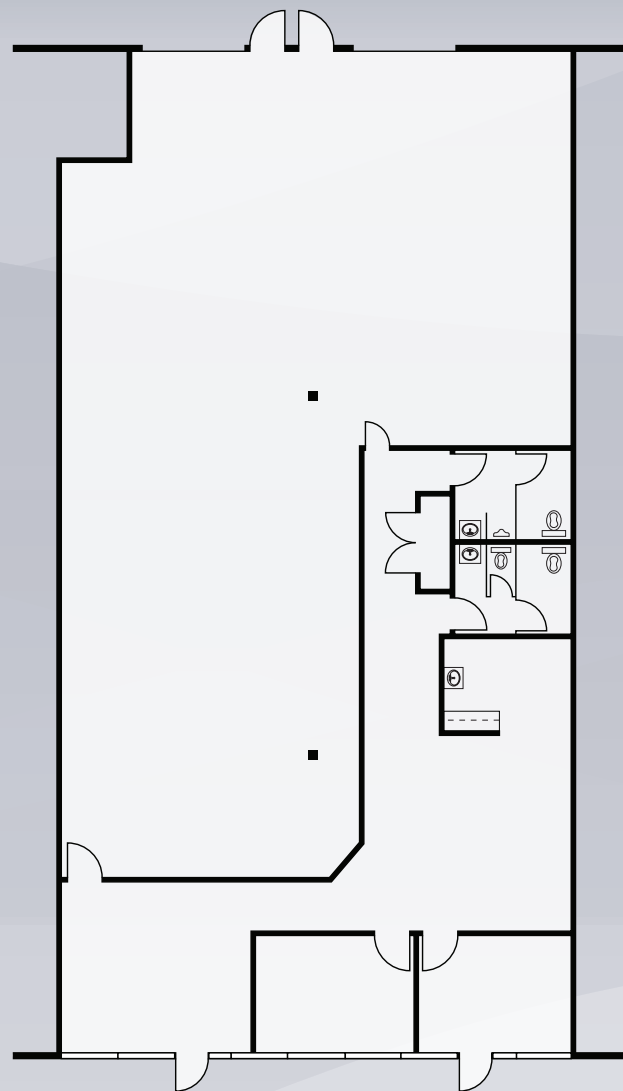
KBC ADVISORS | NEW JERSEY 90 Woodbridge Center Drive, Ste. 110 Woodbridge, NJ 07095


KBCADVISORS

FLOOR PLANS AND BUILDING SPECS



40 COMMERCE | 18,276 SF



140 COMMERCE | 5,352 SF

ANDREW SIEMSEN
+1 201 306 5019
andrew.siemsen@kbcadvisors.com

HUNTER REID
+1 732 939 4511
hunter.reid@kbcadvisors.com



EXCELLENT LOCAL ACCESS

CONNECTIVITY



WITHIN **TEN MINUTES** OF THE PARK

NJ TRANSIT
The Way To Go.



**MASS TRANSIT
ACCESS VIA
NJ TRANSIT**

BUS STOP AT ENTRANCE TO COMMERCE WAY



TO NYC / GWB

TO NYC / PORTS

RIVERVIEW DRIVE



EXIT 54

ANDREW SIEMSEN

+1 201 306 5019

andrew.siemsen@kbcadvisors.com

HUNTER REID

+1 732 939 4511

hunter.reid@kbcadvisors.com



 **NEWARK LIBERTY INT'L AIRPORT**
23.1 MILES

 **NJ TURNPIKE EXIT 14A**
24.6 MILES

 **NEWARK BAY BRIDGE**
26 MILES

 **HOLLAND TUNNEL**
20.6 MILES

 **NJ TURNPIKE EXIT 13A**
23 MILES

 **PORT NEWARK ELIZABETH**
25 MILES

 **GOETHALS BRIDGE**
28.1 MILES

 **LINCOLN TUNNEL**
18 MILES

 **NS INTERMODAL ELIZABETH**
25.4 MILES



ANDREW SIEMSEN
+1 201 306 5019
andrew.siemsen@kbcadvisors.com

HUNTER REID
+1 732 939 4511
hunter.reid@kbcadvisors.com



KBC ADVISORS | NEW JERSEY 90 Woodbridge Center Drive, Ste. 110 Woodbridge, NJ 07095

© 2024 KBC ADVISORS This information has been obtained from sources believed to be reliable but has not been verified for accuracy or completeness, and KBC Advisors disclaims any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. The KBC ADVISORS logo is a service mark of KBC ADVISORS. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owners is prohibited.