



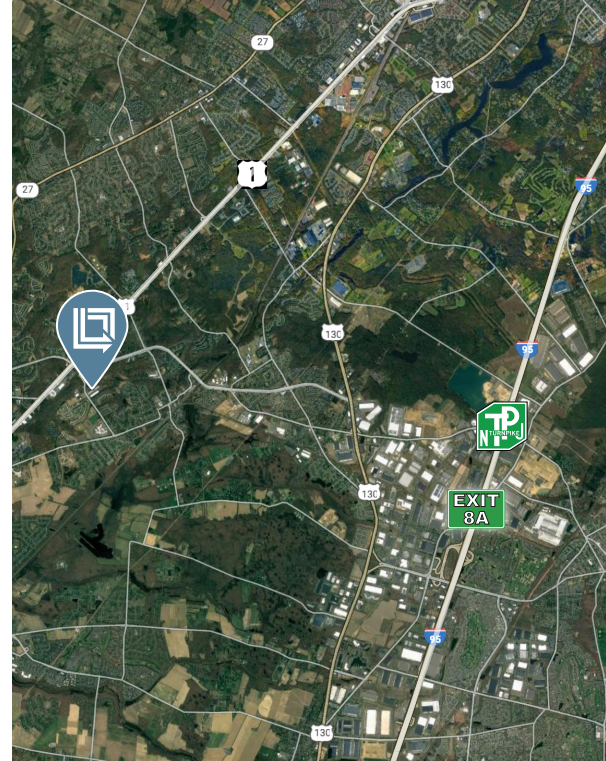
STOUTS LANE BUSINESS PARK

45 STOUTS LANE, MONMOUTH JUNCTION, NJ 08852

NEW JERSEY TURNPIKE

EXIT 8A

LESS THAN 8 MILES



SPECIFICATIONS:

45 STOUTS LANE: SUITE 1

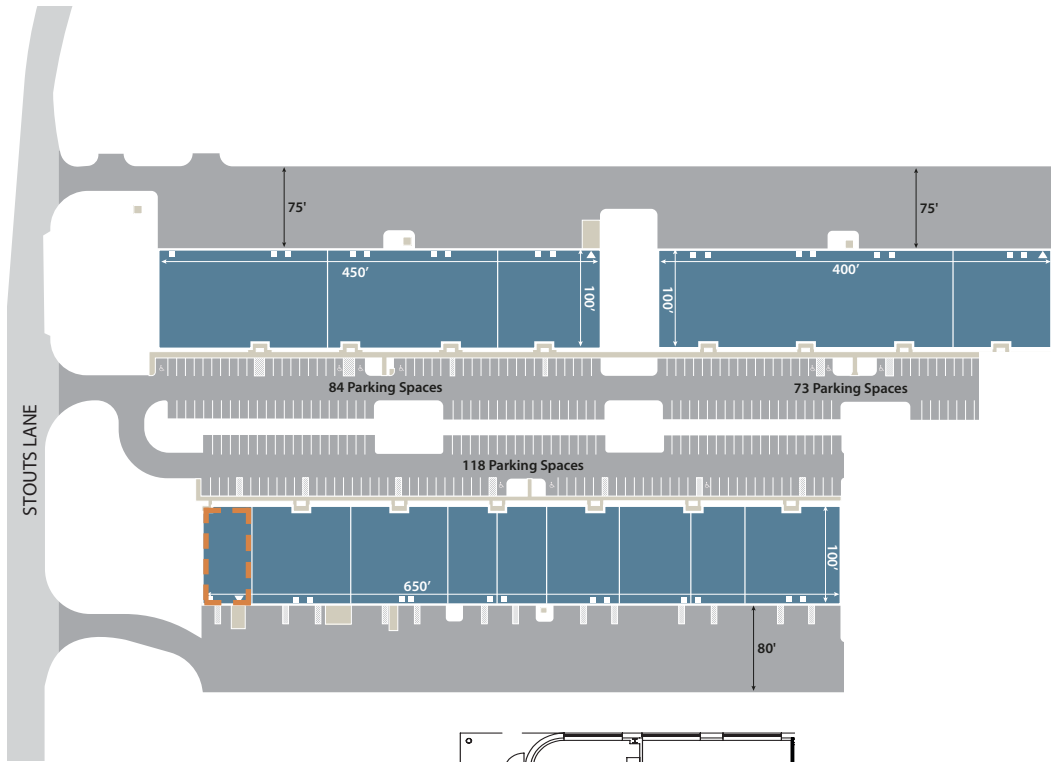
RENTABLE BUILDING AREA	65,000 SF
YEAR BUILT	1987
AVAILABLE SPACE	5,000 SF
OFFICE SF	2,115 SF
CLEAR HEIGHT	18'
COLUMN SPACING	25' X 25'
LOADING DOCK DOORS	1
FIRE PROTECTION	WET
TRUCK COURT DEPTH	80'

LOCATION:

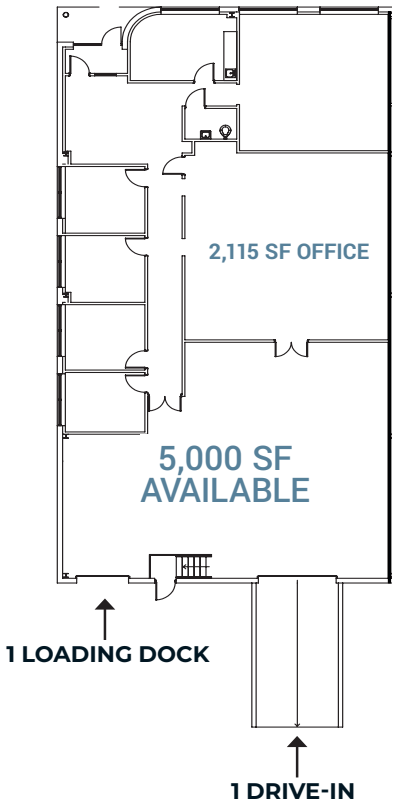
US ROUTE 1	1 Mile
PRINCETON	7 Miles
NJ TURNPIKE EXIT 8A	8 Miles
I-295 EXIT 67	10 Miles
NEWARK LIBERTY INTL AIRPORT	34 Miles
PORT OF NEWARK/ELIZABETH	38 Miles
NEW YORK CITY	46 Miles
PHILADELPHIA	49 Miles
PHILADELPHIA INTL AIRPORT	58 Miles



SITE PLAN:



FLOOR PLAN:



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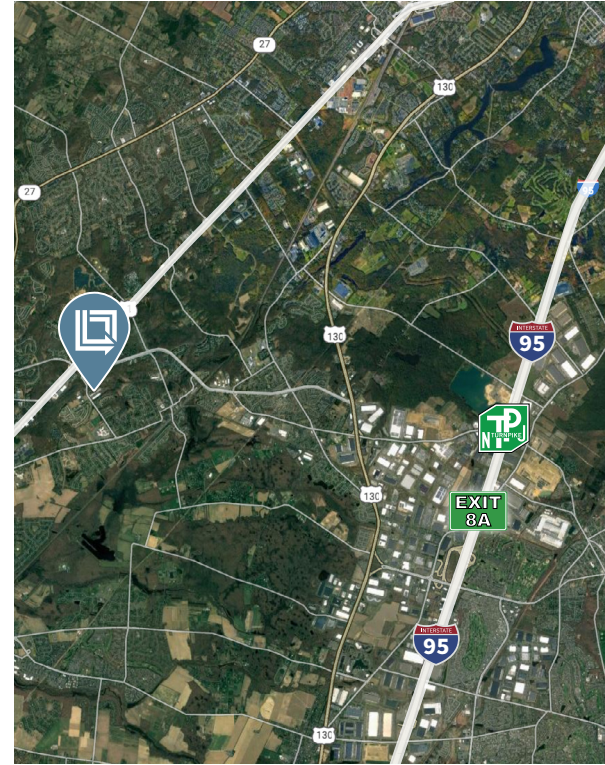
STOUTS LANE BUSINESS PARK

51 STOUTS LANE, MONMOUTH JUNCTION, NJ 08852

NEW JERSEY TURNPIKE

EXIT 8A

LESS THAN 8 MILES



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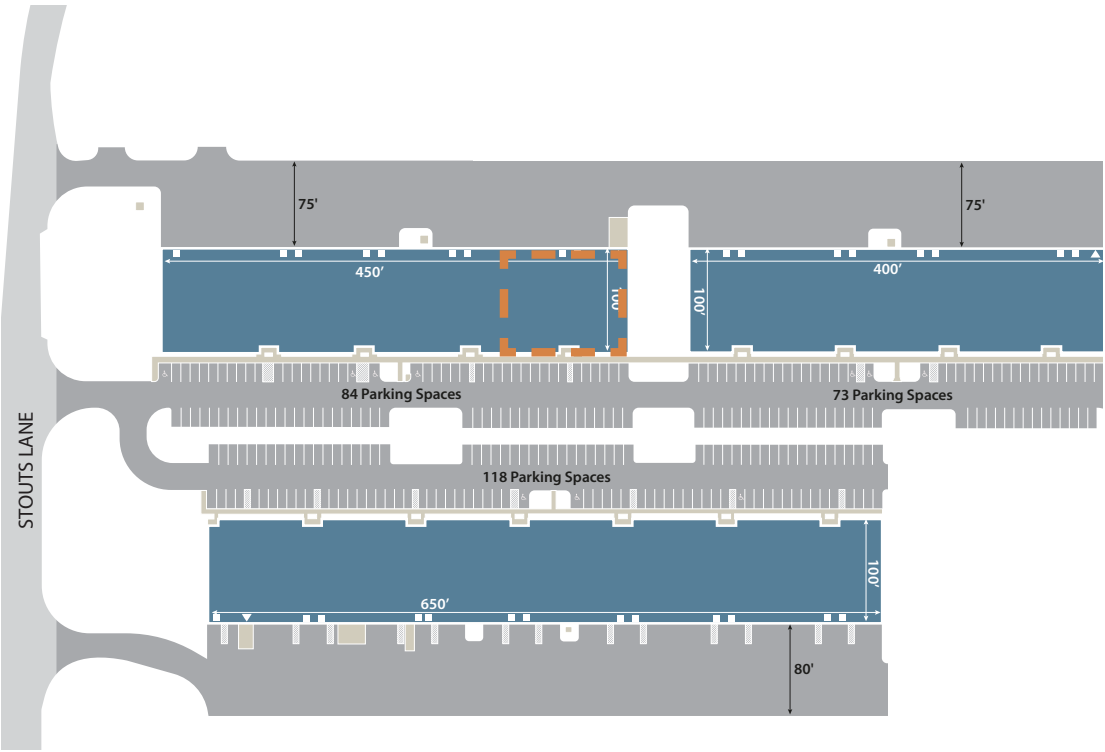
51 STOUTS LANE: SUITE 1-2	
RENTABLE BUILDING AREA	45,000 SF
YEAR BUILT	1987
AVAILABLE SPACE	10,000 SF
OFFICE SF	3,000 SF
WAREHOUSE SF	7,000 SF
CLEAR HEIGHT	18'
COLUMN SPACING	25' X 25'
LOADING DOCK DOORS	2
DRIVE-IN DOORS	1
FIRE PROTECTION	WET
TRUCK COURT DEPTH	80'

LOCATION:

US ROUTE 1	1 Mile
PRINCETON	7 Miles
NJ TURNPIKE EXIT 8A	8 Miles
I-295 EXIT 67	10 Miles
NEWARK LIBERTY INTL AIRPORT	34 Miles
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