



National Land

INDUSTRIAL • COMMERCIAL
DEVELOPERS

**Block 991, Lot 3 Atlantic Ave.
Mays Landing, Hamilton, NJ**
1,350,000 + SF on 99+



Acres: 98.86 acres	Parcel: 0112_991_3
Zoning: Industrial Business Park	Available Utilities: Public water, sewer, gas & electric
Proposed Warehouse(s) : 1,350,000+ SF	Highway Access: 500 ft to Route 40
Docks: (100) 13' Truck Docks	Employee Parking: (385) 9' Car Parking Spaces
Trailer Parking: (117) 11' Truck Parking Spaces	

OVERVIEW

This property is located on Atlantic Avenue just 500 ft feet from Route 40 in Mays Landing, Hamilton Township, NJ. It is approximately 12 miles from Atlantic City and under 5 miles from Atlantic City International Airport.

Current concept plan within includes a Class A Industrial Warehouse Building totaling 1,350,000 SF

National Land Developers, LLC
Media Pennsylvania

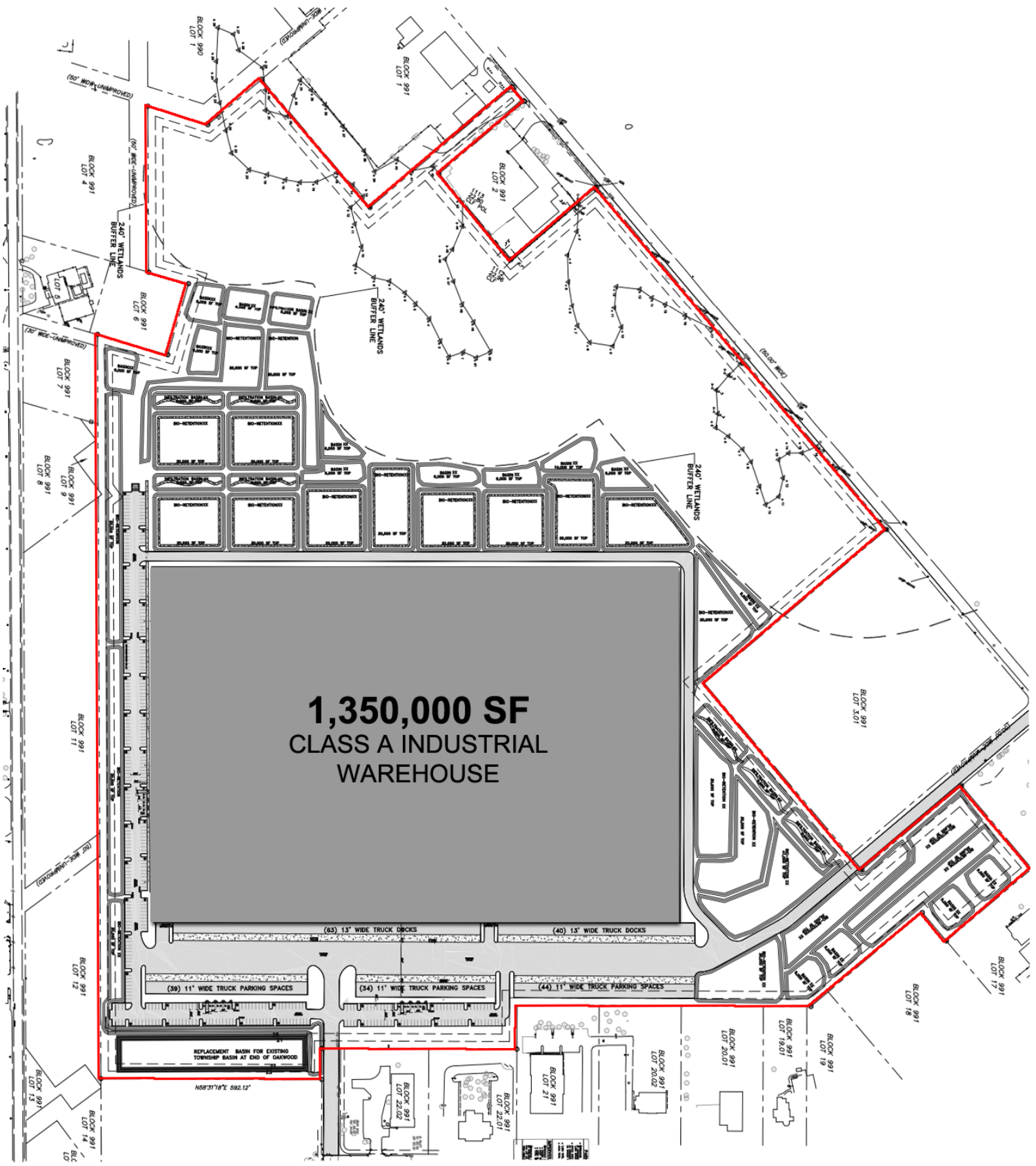
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CONCEPT PLAN – 1,350,000 SF



1,350,000 SF
CLASS A INDUSTRIAL
WAREHOUSE

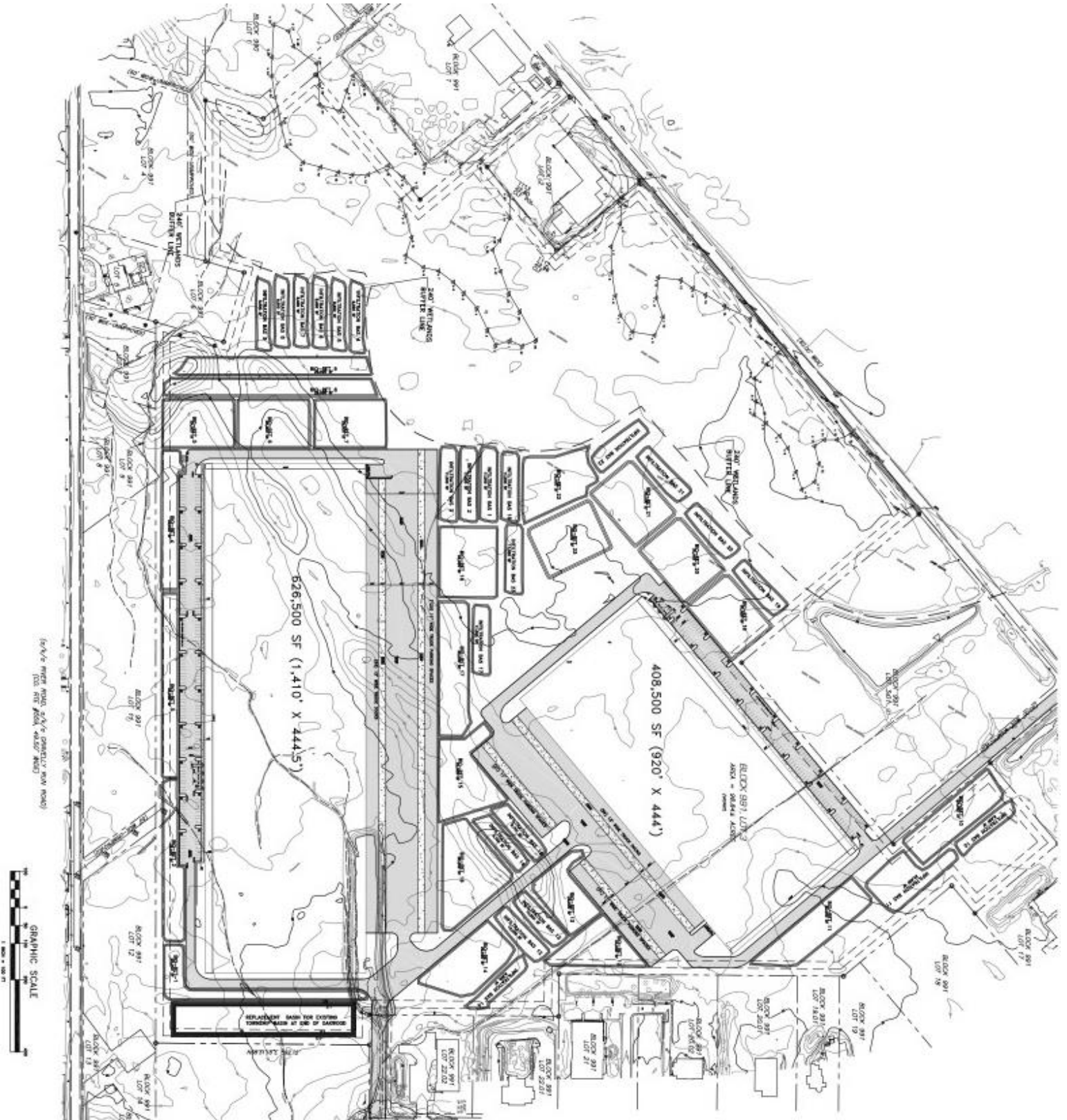
N68°31'16"E 682.12'



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CONCEPT PLAN – 1,035,000 SF
(2 buildings)





DEMOGRAPHICS



DEMOGRAPHICS	1 HOUR	2 HOURS	3 HOURS
TOTAL POPULATION	2,589,433	12,349,093	36,398,916
25 TO 44 YEARS OLD	1,569,193	8,191,693	11,556,014
TOTAL HOUSEHOLDS	2,253,571	11,455,279	16,134,092

MAJOR CITIES	MILES
ATLANTIC CITY, NJ	18
PHILADELPHIA, PA	50
WILMINGTON, DE	70
TRENTON, NJ	79
ALLENTOWN, PA	113
NEW YORK, NY	128
BALTIMORE, MD	137
HARRISBURG, PA	156

SEA PORTS	MILES
PHILAPORT	53
CAMDEN, NJ (BALZANO)	46
PORT OF WILMINGTON, DE	71
PORT OF NEWARK, NJ	121
PORT OF BALTIMORE, MD	141

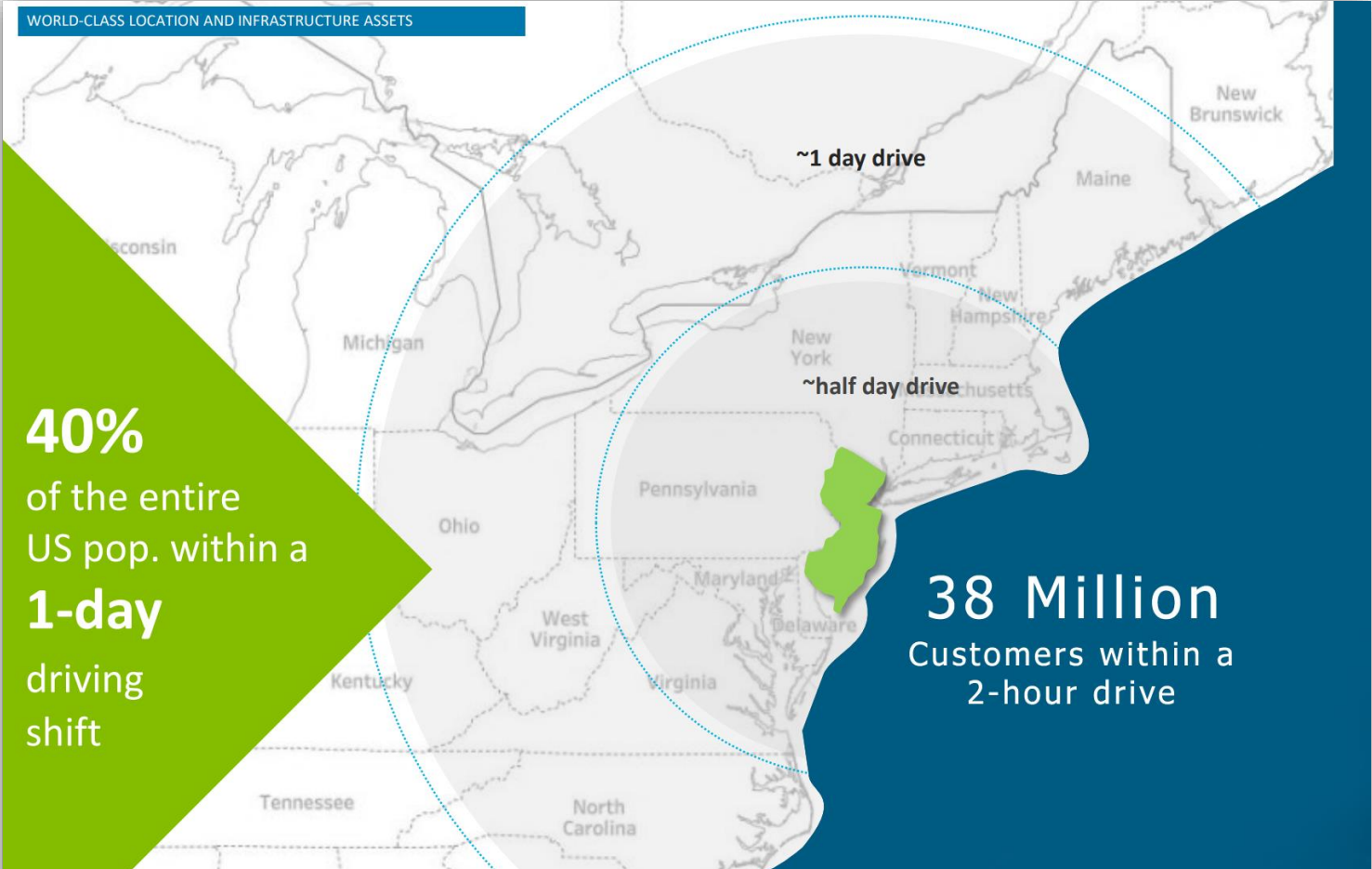
INT'L AIRPORTS	MILES
ATLANTIC CITY (ACY)	9
PHILADELPHIA (PHL)	53
WILMINGTON (ILG)	72
NEWARK (EWR)	116
JOHN F. KENNEDY (JFK)	140
BALTIMORE (BWI)	147



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WORLD-CLASS LOCATION AND INFRASTRUCTURE ASSETS



40%
of the entire
US pop. within a
1-day
driving
shift

38 Million
Customers within a
2-hour drive

BEST-IN-CLASS TRANSPORTATION ECOSYSTEM

Operations of leading transportation & logistics companies

avis budget group

MAERSK

Holman
ENTERPRISES

NFI

SUBARU

DHL



KUEHNE+NAGEL



SOUTH JERSEY
FEATURES

13,000+

companies¹, including
established players
and leading
innovators

SOURCE: Ch...

THE PORT AUTHORITY
OF NEW YORK & NEW JERSEY

amazon

NYS
NORFOLK SOUTHERN

ARGO

ups

CSX

LANGER

PROLOGIS

XPO
Logistics

JAGUAR

PINNACLE
Freight Systems, Inc.

MAHER

CERES

¹ Based on number of firms - defined as an organization consisting of one or more domestic establishments in the same state and industry that were specified under common ownership or control