



## Marcus Partners acquires 250-260 Mack Pl.

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South Plainfield, N.J. Marcus Partners acquired 250-260 Mack Pl., an industrial outside storage (“IOS”) asset in a joint venture with Ridgecut Rd. which specializes in this high-demand asset class. The company also executed a long-term lease with the current tenant, Ironclad Environmental Solutions, which is a provider of custom solutions for portable and temporary storage needs across industries.

The asset consists of a 3.63-acre site and includes two existing maintenance facilities totaling 13,000 s/f, each with three drive-ins. The property is milled, fenced, lit and secured with a rectangular yard. 250-260 Mack Pl. is in a desirable I-287 corridor location, sitting one mile from I-287 and 30 minutes south of the Port of New Jersey.

“This is a terrific IOS asset to add to our growing Northern New Jersey industrial portfolio. IOS is a burgeoning sector within the industrial asset class and has brought diversification to our overall portfolio,” said Todd Minerley, senior vice president, Marcus Partners. “We look forward to

increasing our IOS footprint in Northern New Jersey in addition to our primary focus in the region of acquiring existing industrial assets and potential development opportunities.

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