



FREESTANDING BUILDING SALE OR LEASE

**1833 ROUTE 70 EAST
CHERRY HILL, NJ**

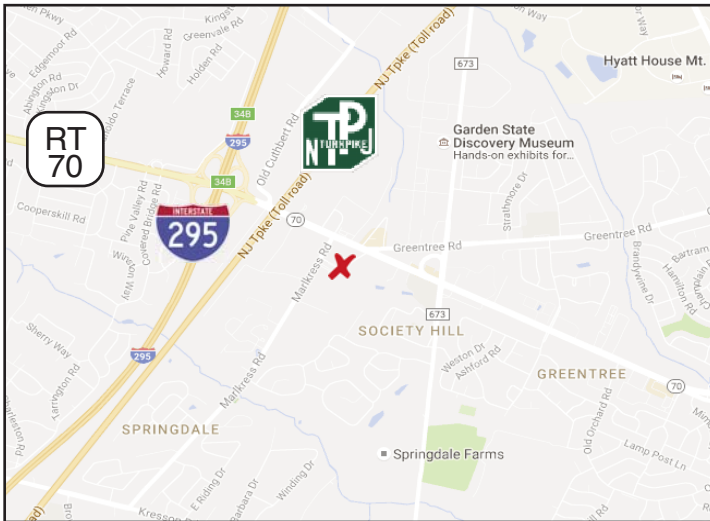
EXCLUSIVE LISTING



Property Description: Retail Building for Sale or Lease

Size: 3,000 +/- SF
Lot Size: .91 Acres (76x519)
Lease Rate: \$4,000/month Plus Taxes and Utilities
Zoning: Highway Business Zoning
Taxes: \$1,466.24/Quarter (2016)
Sale Price: \$750,00.00

- Comments:**
- Ideal for various retail or any professional use
 - Twenty (20) Parking Spaces with the Opportunity for Expansion
 - Excellent Signage (Pylon & Building)
 - Located in a densely populated area and surrounded by high income neighborhoods
 - Close to I-295 and New Jersey Turnpike



2015 Demographics	1 Mile	3 Miles	5 Miles
Population	8,886	79,148	226,422
Daytime Population	19,979	118,221	308,915
Average HH Income	\$93,579	\$85,605	\$79,736
Median HH Income	\$117,163	\$110,503	\$105,207
Vehicles Per Day	86,659		

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