



NEWLY CONSTRUCTED RESTAURANT SALE OR LEASE

**1237 ROUTE 561
VOORHEES, NJ**

EXCLUSIVE LISTING



Property Description: Fully Equipped Restaurant for Sale or Lease

Building Size: 2,310 +/- SF

Property Size: 0.67 +/- acres

Block/Lot: 270/26

Taxes: \$12,739.00 (2014)

Lease Rate: \$23.00/ SF NNN

Sale Price: ~~\$599,000.00~~ **\$499,000.00**

Comments:

- New Construction
- Digital Pylon Street Signage
- Fully Fit Out Restaurant
- Turn Key Opportunity
- Excellent Parking
- Expansion Possibilities

ALL INFORMATION FURNISHED REGARDING PROPERTY FOR SALE, RENTAL OR FINANCING IS FROM SOURCES DEEMED RELIABLE, BUT NO WARRANTY OR REPRESENTATION IS MADE AS TO THE ACCURACY THEREOF AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING OR WITHDRAWAL WITHOUT NOTICE. NO LIABILITY OF ANY KIND IS TO BE IMPOSED ON THE BROKER HEREIN.

2013 DEMOGRAPHICS			
Category	1 Mile	3 Mile	5 Mile
Population	5,835	52,085	169,214
Average Income	\$99,637	\$87,364	\$87,163
Households:	2,023	19,463	64,517

For Further Information, Please Contact:

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