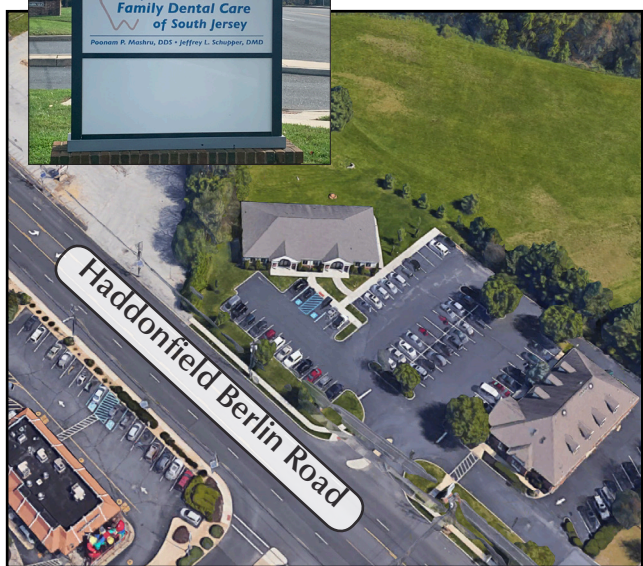




# INVESTMENT PROPERTY MULTI TENANTED MEDICAL OFFICE BUILDING FOR SALE OR LEASE

(856) 985-9522 • ROSECOMMERCIAL.COM

707 Haddonfield Berlin Road, Voorhees, NJ



## Property Description:

**Size:**

Class "A" Medical Office Building

7,500 +/- SF

**Land Size:**

1.26 +/- acres

**Zoning:**

O-1

**Taxes:**

\$ 35,787.50 (2020)

**Sale Price:**

\$1,100,000.00

**Comments:**

- Fully leased medical / dental building
- Available as part of a portfolio with 709 Haddonfield Berlin Road
- Located on heavily traveled Haddonfield Berlin Road with 172 feet of frontage
- Excellent parking
- Large pylon sign
- Easy access to Routes 70, 73, I-295 and all area bridges

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Rose Commercial Real Estate is a full service commercial real estate firm, specializing in all facets of the industry ~ representing buyers and sellers, landlords and tenants as well as investors both big and small. Key to our growth is experience combined with in depth understanding of the South Jersey real estate market. But that alone is only a part of the comprehensive service we provide clients. With our unique **CIRCLES FOR SUCCESS** and start-to-finish commitment, we make things happen.

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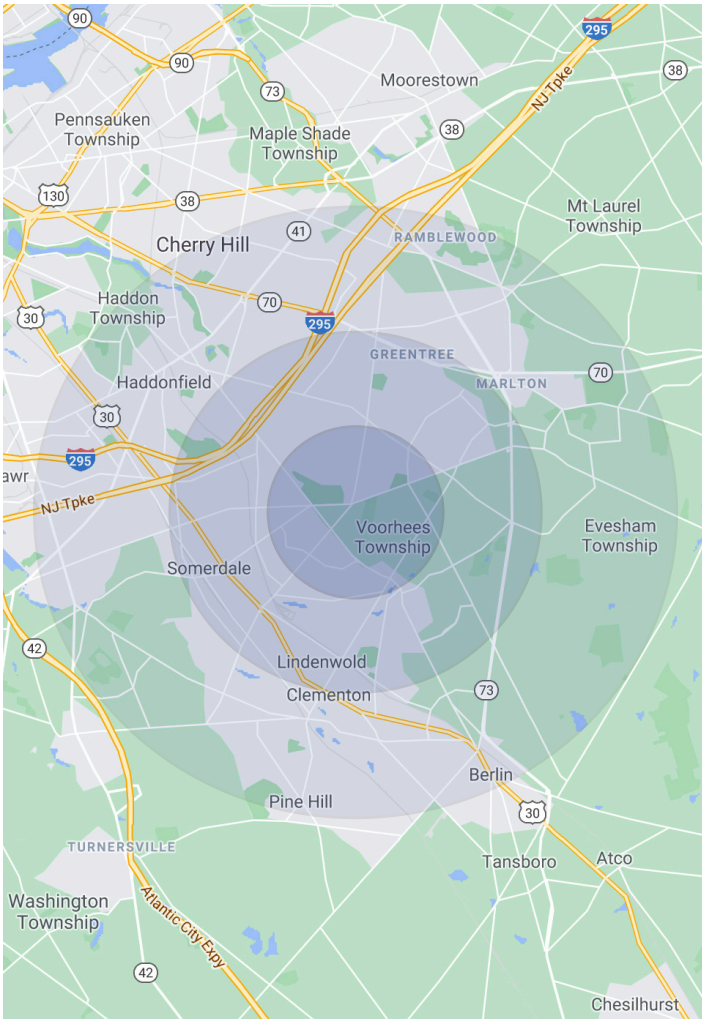




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VOORHEES, NJ

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## AREA / RETAIL MAP & DEMOGRAPHICS



POPULATION	1 MILE	3 MILE	5 MILE
2020 Total	34,032	218,720	731,677
HOUSEHOLD			
2020 Total Households	13,554	85,139	279,007
Average Household Income	\$114,163.00	\$106,257.00	\$99,440.00
TRAFFIC COUNT	23,625 +/- Vehicles Per Day		