



# EXCLUSIVE LISTING MEDICAL OFFICE CONDO FOR SALE OR LEASE

(856) 985-9522 • ROSECOMMERCIAL.COM

## 2 SHEPPARD ROAD, SUITE 203, VOORHEES, NJ



### Property Description:

#### Size:

One Story Medical Office Condo  
1,238 +/- SF

#### Condo Fee:

\$4,908.00

#### Taxes:

\$4,116.00 (2019)

#### Lease Rate:

\$20.00 / SF Plus Utilities

#### Sale Price:

~~\$265,000.00~~ \$200,000.00

#### Comments:

- Major Upgrades Throughout
- One Story Corner Unit
- Conveniently located on the corner of Cooper Road and Centennial Road, situated within Sheppard Office Park
- Many nearby amenities including restaurants, shopping, banks, Virtua and Cooper Hospitals
- Within minutes from Route 73 and

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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.

651 Route 73 North, Suite 111 • Marlton, NJ 08053 • Phone: (856) 985-9522 • Fax: (856) 985-9488

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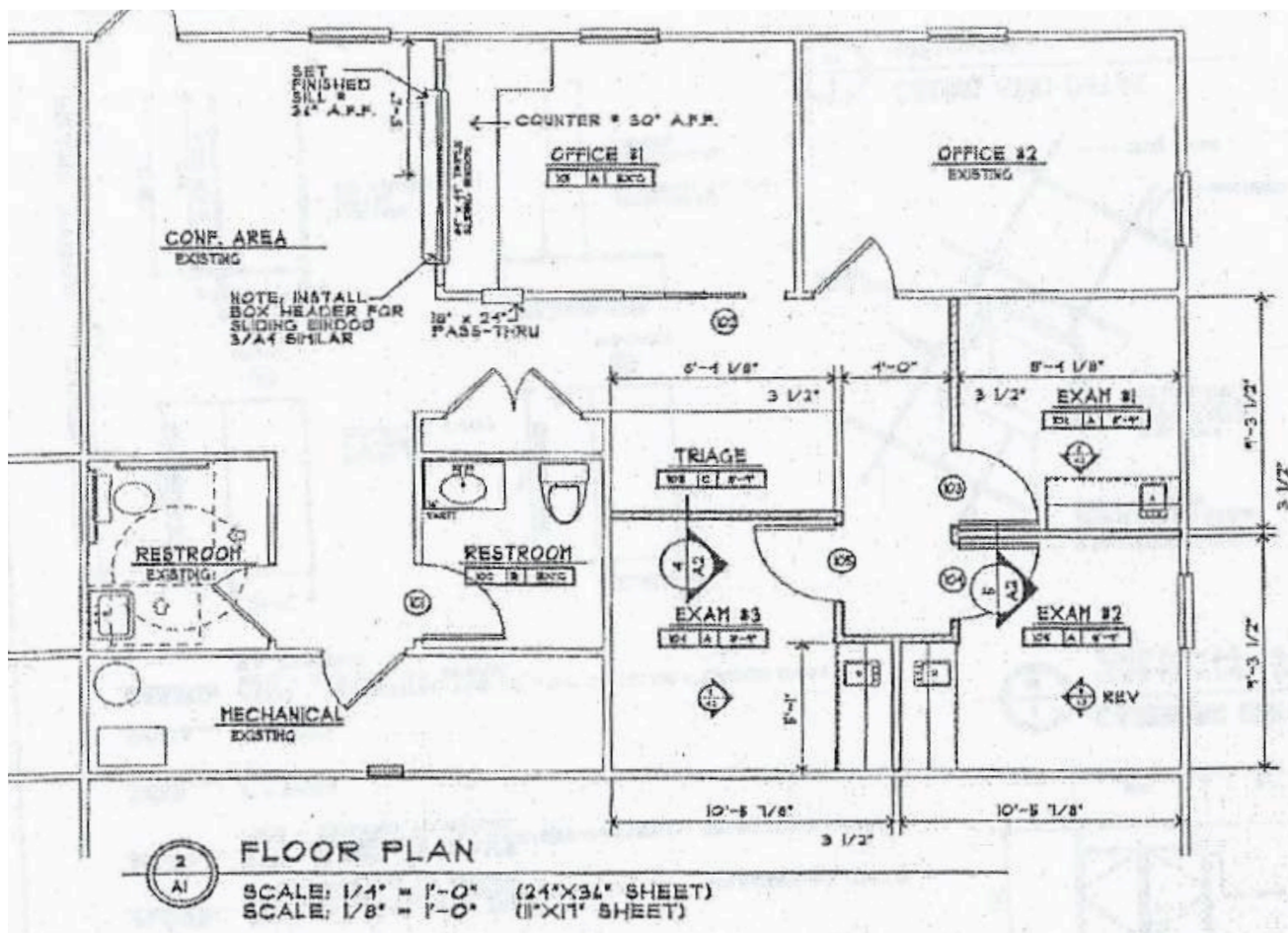


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### FLOOR PLAN



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