

MEDFORD LAKES RETAIL CENTER

668-676 STOKES ROAD ■ MEDFORD ■ NJ



Contact Us

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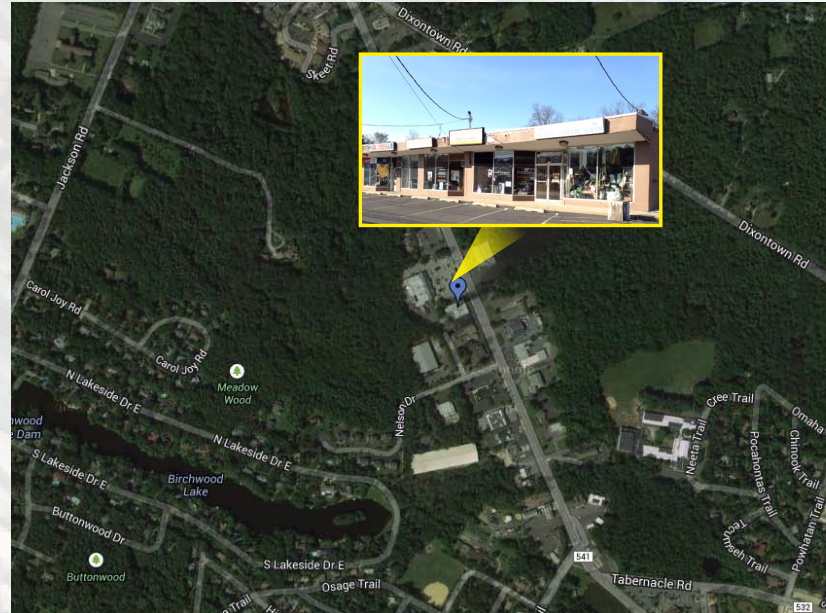
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Building Features

Location	Medford Lakes Retail Center 668-676 Stokes Road Medford, NJ		
Size	+/- 7,720 sf		
Asking Sale Price	\$675,000 (\$87.43/sf)		
Investment Overview	The Subject property is a 7,720 sf multi-tenanted neighborhood strip center located in in downtown Medford Business community. The center is 100% leased and income producing with excellent cash flow. Financial data is available upon request.		
Population (2018 Projection)	1 Mile	3 Mile	5 Mile
	4,460	25,240	55,991

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ABOUT SUBJECT PROPERTY

100% leased community strip shopping center located in downtown Medford. Financial data available upon request.

FINANCING ASSUMPTIONS

2014 Projected Income:

Asking Price: \$675,000

As Leased at 100% Occupancy: \$103,575

Less Expenses: \$37,723 (est. 2014)

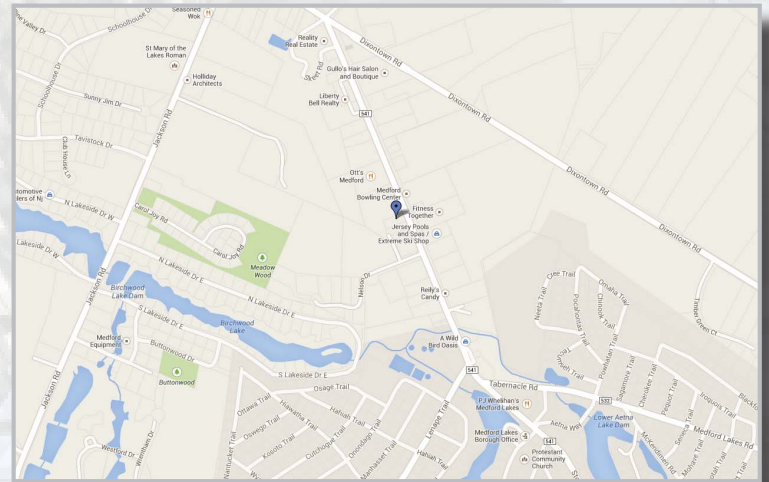
Estimated NOI: \$65,852 (est. 2014)

Estimated CAP Rate: 9.75%

Medford has distinguished itself as one of the premiere suburbs of the Philadelphia area. Nestled within the beautiful landscape of the South Jersey Pine Barrens, Medford is conveniently located in Burlington County in close proximity to both the Jersey Shore and the city of Philadelphia.



A diverse town within itself, the historic district of Medford Village provides for a fun, unique shopping experience, while the great schools, recreational facilities, and neighborhoods make the town a great place to live! And though the many lakes throughout the township bring for many breathtaking sunsets, it is the tight-knit spirit of community that truly makes the township of Medford one of New Jersey's hidden gems.



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