

PROFESSIONAL OFFICE BUILDING FOR SALE

921 PLEASANT VALLEY AVENUE | MOUNT LAUREL | NJ



Contact Us

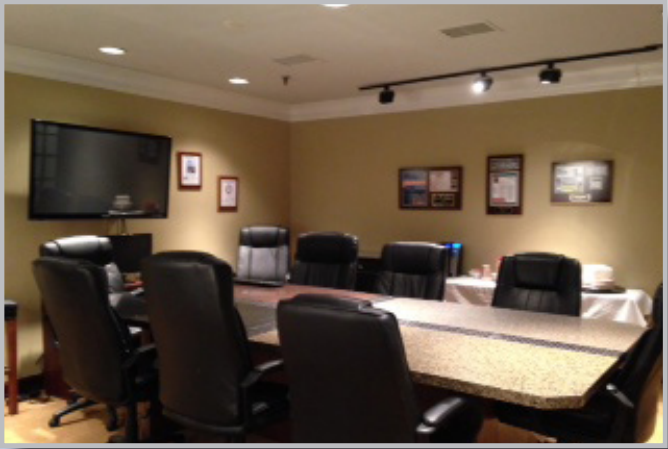
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Building Features

| | |
|----------------------|---|
| Location | 921 Pleasant Valley Avenue Mount Laurel, NJ |
| Size/SF Available | +/- 15,300 sf (entire building) situated on +/- 2.66 acres |
| Asking Sale Price | \$1,950,000 |
| Parking | 7/1,000 sf |
| Occupancy | Available for immediate occupancy |
| Signage | Monument signage available |
| Area Description | <ul style="list-style-type: none"> ▶ Located at the signalized intersection of Church Street & Pleasant Valley Avenue. ▶ Conveniently located off of Fellowship Road near Route 38, 295 & NJ Turnpike. ▶ The property is surrounded by numerous amenities including hotels, banks restaurants, East Gate Square and The Moorestown Mall. |
| Property Description | <ul style="list-style-type: none"> ▶ Property has been upgraded throughout. ▶ Several executive offices and conference rooms are located on the 2nd floor. ▶ The first floor has private offices as well as open areas and a large kitchen. |

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DEMOGRAPHIC SUMMARY

| | 1 Mile | 3 Miles | 5 Miles |
|------------------|---------------------------------------|-----------|-----------|
| Population | 5,357 | 61,904 | 186,043 |
| Household | 2,042 | 25,087 | 72,875 |
| Median HH Income | \$97,102 | \$78,117 | \$83,676 |
| Avg HH Income | \$116,209 | \$105,207 | \$106,779 |
| Traffic Count | 30,648 ADV (S Church St & Gaither Dr) | | |

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