

**PROFESSIONAL OFFICE BUILDING
 430 CLEMENTS BRIDGE ROAD | BARRINGTON | NJ**



Contact Us

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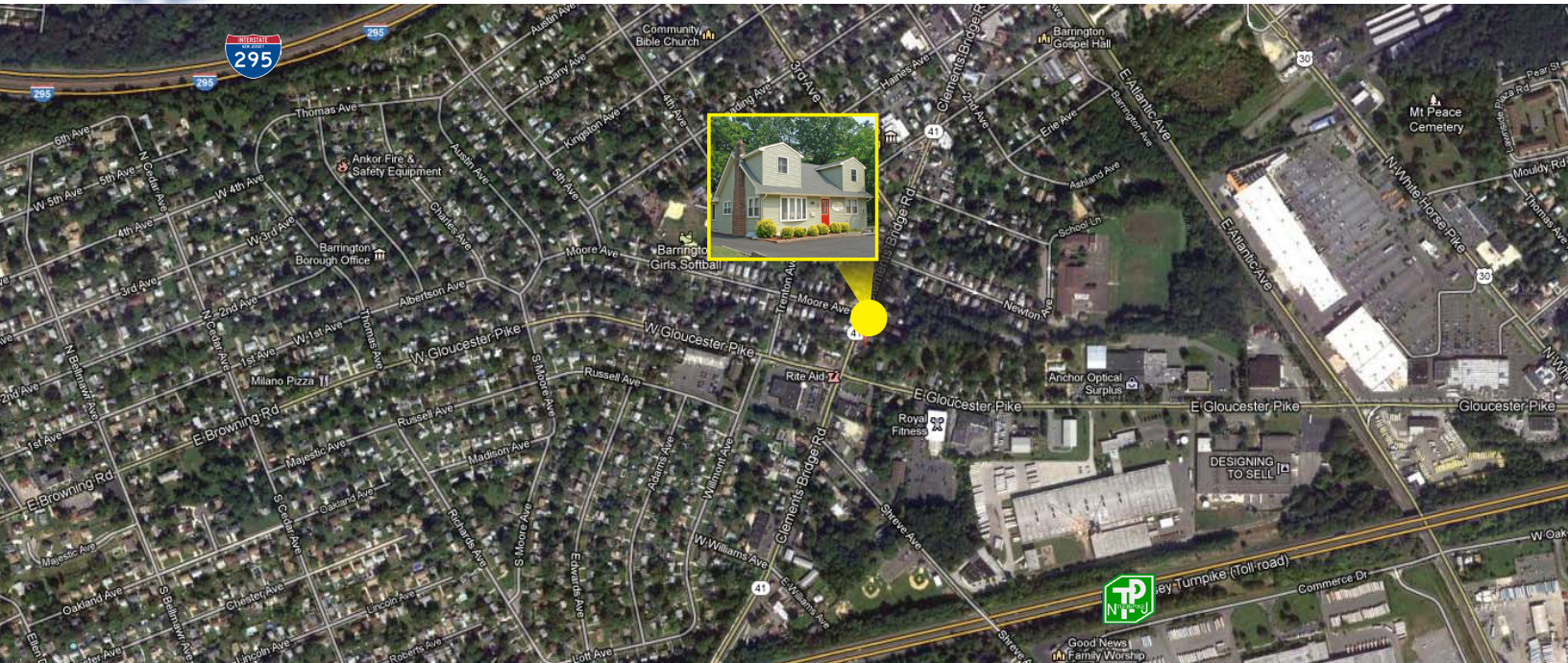
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Building Features

Location	430 Clements Bridge Road Barrington, NJ
Size/SF Available	2,500 sf
Asking Sale Price	\$400,000
Asking Lease Rate	\$12.00/sf plus utilities and janitorial
Parking	3.5/1000 sf
Occupancy	Available for immediate occupancy
Signage	Building signage available
Property description	Professional two story office building with 6 spacious offices and 1 large conference room. Includes a flexible second floor space plan, 2 zone HVAC.
Area description	Located in the heart of Barrington and sitting adjacent to it's most travelled intersection (Clements Bridge Rd & Gloucester Pk). Minutes to Route 30 and Interstate I-295.
Traffic Count	13,457 AADT (Clements Bridge Rd)

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DEMOGRAPHIC SUMMARY

	1 Mile	3 Miles	5 Miles
Population	13,266	108,876	288,044
Household	5,584	43,578	114,801
Median HH Income	\$56,679	\$61,111	\$57,549
Avg HH Income	\$71,997	\$79,612	\$76,639

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