

PROFESSIONAL/MEDICAL CONDO UNITS FOR SALE/LEASE

975 TUCKERTON ROAD | MARLTON | NJ



Contact Us

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Building Features

Location	975 Tuckerton Road Marlton, NJ
Size/SF Available	1st Floor: +/- 2,472 sf 2nd Floor: +/- 1,818 sf **Tenant Improvement package included for both lease and sale
Asking Lease Price Sale Price	\$25.00 sf/Gross plus utilities 1st Floor: \$667,000 2nd Floor: \$490,000
Occupancy	Available for immediate occupancy
Signage	Suite and monument directory signage available
Parking	5.75/1000 sf
Area Description	<ul style="list-style-type: none"> ▶ Building is located on the heavily traveled Tuckerton road in Marlton, NJ ▶ Directly across from the Evesham Township Municipal Building ▶ Within close proximity to the New Virtua Hospital and the Promenade at Sagamore Retail Center ▶ Surrounded by a dense residential population ▶ Easy access to Route 70, 73, I-295 and NJ Turnpike
Property Description	<ul style="list-style-type: none"> ▶ Vacancies are built to suit ▶ Entrance is very inviting and gives easy access to all of the available suites ▶ Newly constructed office building with an efficient layout and design ▶ Tenants include: Advocare pediatrics and an Orthodontist

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Building Successful Relationships



DEMOGRAPHIC SUMMARY

	1 Mile	3 Miles	5 Miles
Population	4,450	50,183	121,109
Household	1,914	19,205	46,207
Median HH Income	\$78,599	\$93,427	\$97,071
Avg HH Income	\$104,080	\$114,789	\$121,173
Traffic Count	13,594 (E. Main St. & Radnor Blvd)		



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