



PROFESSIONAL/MEDICAL CONDO UNITS FOR SALE/LEASE



975 TUCKERTON ROAD | MARLTON | NJ

Wolf Commercial Real Estate

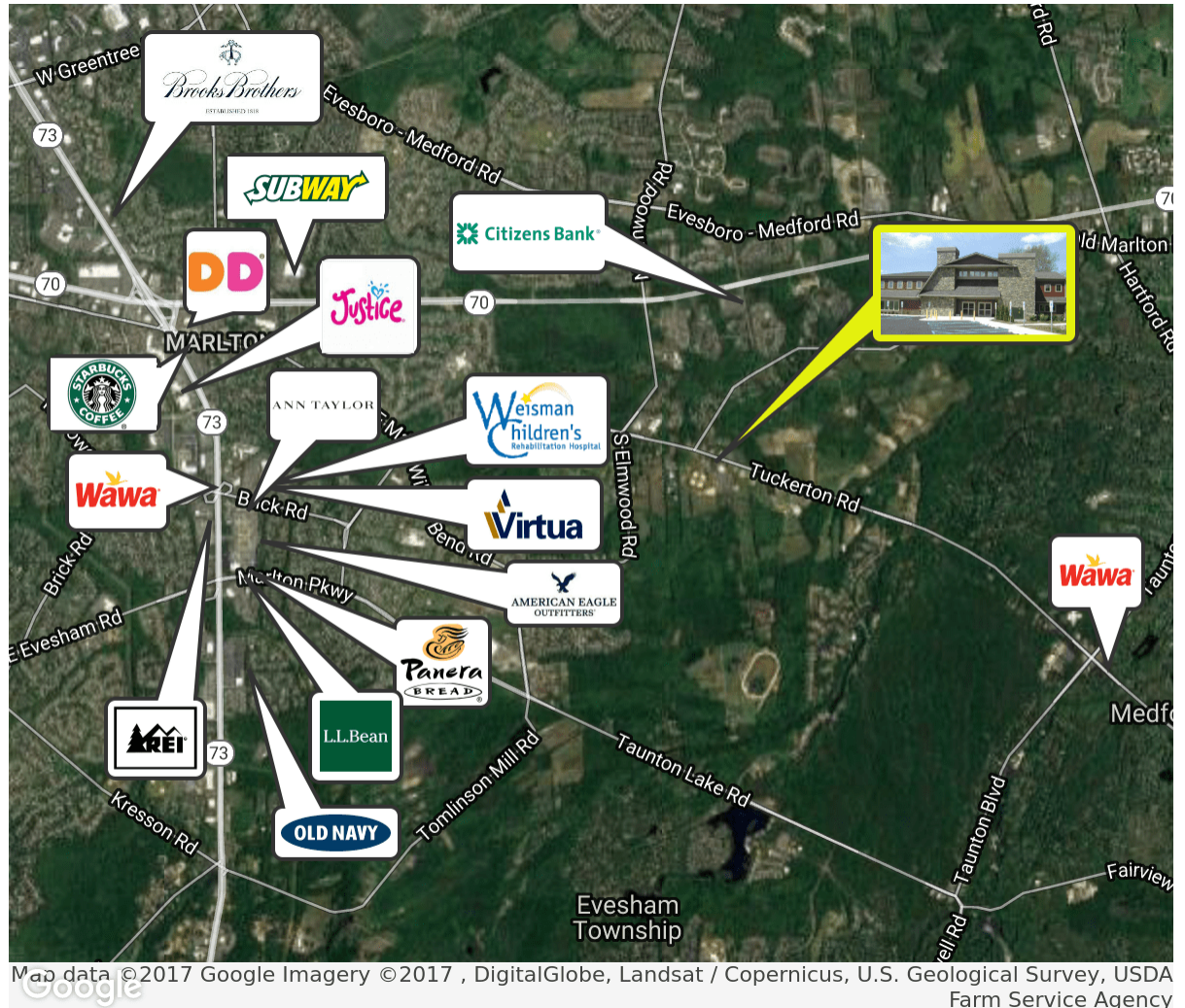
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## PROPERTY DESCRIPTION

<b>Location</b>	975 Tuckerton Road Marlton, NJ 08053
<b>Size / SF Available</b>	1,818 - 2,472 SF
<b>Lease Price</b>	\$22.00/SF Gross + Electric
<b>Sale Price</b>	\$667,000
<b>Occupancy</b>	Available for immediate occupancy
<b>Signage</b>	Suite and monument directory signage available
<b>Property / Area Description</b>	<ul style="list-style-type: none"> <li>• Vacancies are built to suit</li> <li>• Entrance is very inviting and gives easy access to all of the available suites</li> <li>• Building is located on the heavily traveled Tuckerton road in Marlton, NJ</li> <li>• Within close proximity to the New Virtua Hospital and the Promenade at Sagamore Retail Center and surrounded by a dense residential population</li> <li>• Easy access to Route 70, 73, I-295 and NJ Turnpike</li> </ul>



## Contact Us

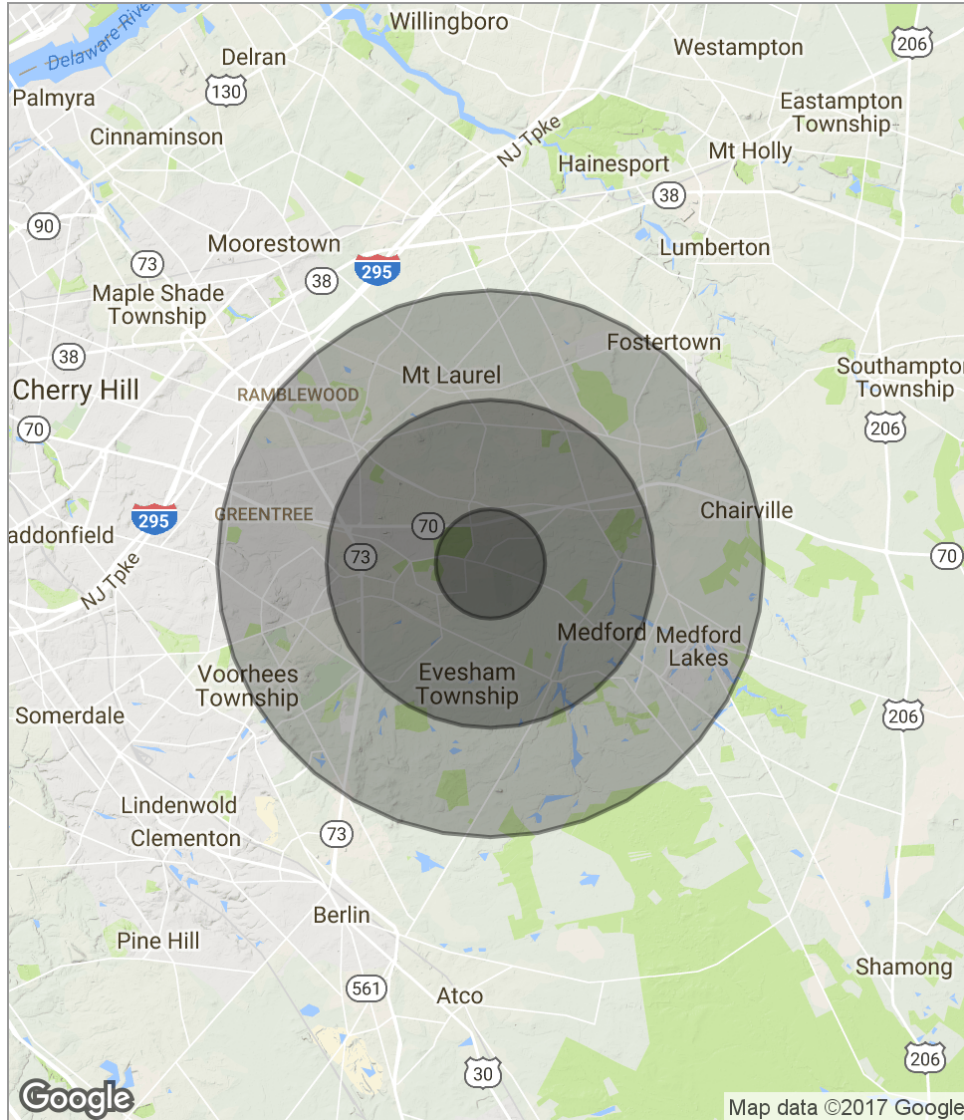
Christopher R. Henderson  
Vice President  
856.857.6337  
chris.henderson@wolfcre.com

Ryan Barikian  
Senior Associate  
856.857.6307  
ryan.barikian@wolfcre.com

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DEMOGRAPHICS MAP



POPULATION	1 MILE	3 MILES	5 MILES
Total population	4,541	45,027	112,283
Median age	37.6	39.6	41.3
Median age (male)	38.3	38.3	39.7
Median age (Female)	38.0	41.4	42.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	1,821	16,929	42,285
# of persons per HH	2.5	2.7	2.7
Average HH income	\$95,718	\$106,752	\$111,073
Average house value		\$342,917	\$363,831

\* Demographic data derived from 2010 US Census

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