1309 ROUTE 70 WEST I CHERRY HILL, NJ

PROPERTY DESCRIPTION

Location
1309 Route 70 West
Cherry Hill, NJ 08002

Size/Available for Lease
+/- 850 SF

Sale Price
$575,000
$1,150.00 / Per month

Occupancy
Available for immediate occupancy

Signage
Signage at entrance

Property / Area Description
- New roof
- 17 parking space in back of building
- Property is well-located and highly visible on Route 70 West.
- Within close proximity to Garden State Shopping Center, banks, restaurants and Philadelphia via Ben Franklin Bridge.

Contact Us
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## POPULATION

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<tr>
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<th>1 MILE</th>
<th>3 MILES</th>
<th>5 MILES</th>
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</thead>
<tbody>
<tr>
<td>Total population</td>
<td>11,011</td>
<td>105,468</td>
<td>312,161</td>
</tr>
<tr>
<td>Median age</td>
<td>40.3</td>
<td>41.7</td>
<td>39.2</td>
</tr>
<tr>
<td>Median age (male)</td>
<td>37.9</td>
<td>39.6</td>
<td>37.6</td>
</tr>
<tr>
<td>Median age (Female)</td>
<td>42.1</td>
<td>43.8</td>
<td>40.9</td>
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</table>

## HOUSEHOLDS & INCOME

<table>
<thead>
<tr>
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<th>1 MILE</th>
<th>3 MILES</th>
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<tbody>
<tr>
<td>Total households</td>
<td>4,416</td>
<td>41,409</td>
<td>121,525</td>
</tr>
<tr>
<td># of persons per HH</td>
<td>2.5</td>
<td>2.5</td>
<td>2.6</td>
</tr>
<tr>
<td>Average HH income</td>
<td>$85,057</td>
<td>$94,496</td>
<td>$82,082</td>
</tr>
<tr>
<td>Average house value</td>
<td>$308,480</td>
<td>$292,424</td>
<td>$265,892</td>
</tr>
</tbody>
</table>

* Demographic data derived from 2010 US Census

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