



PREMIER OFFICE SPACE LEASING OPPORTUNITY



500 GROVE STREET | HADDON HEIGHTS, NJ

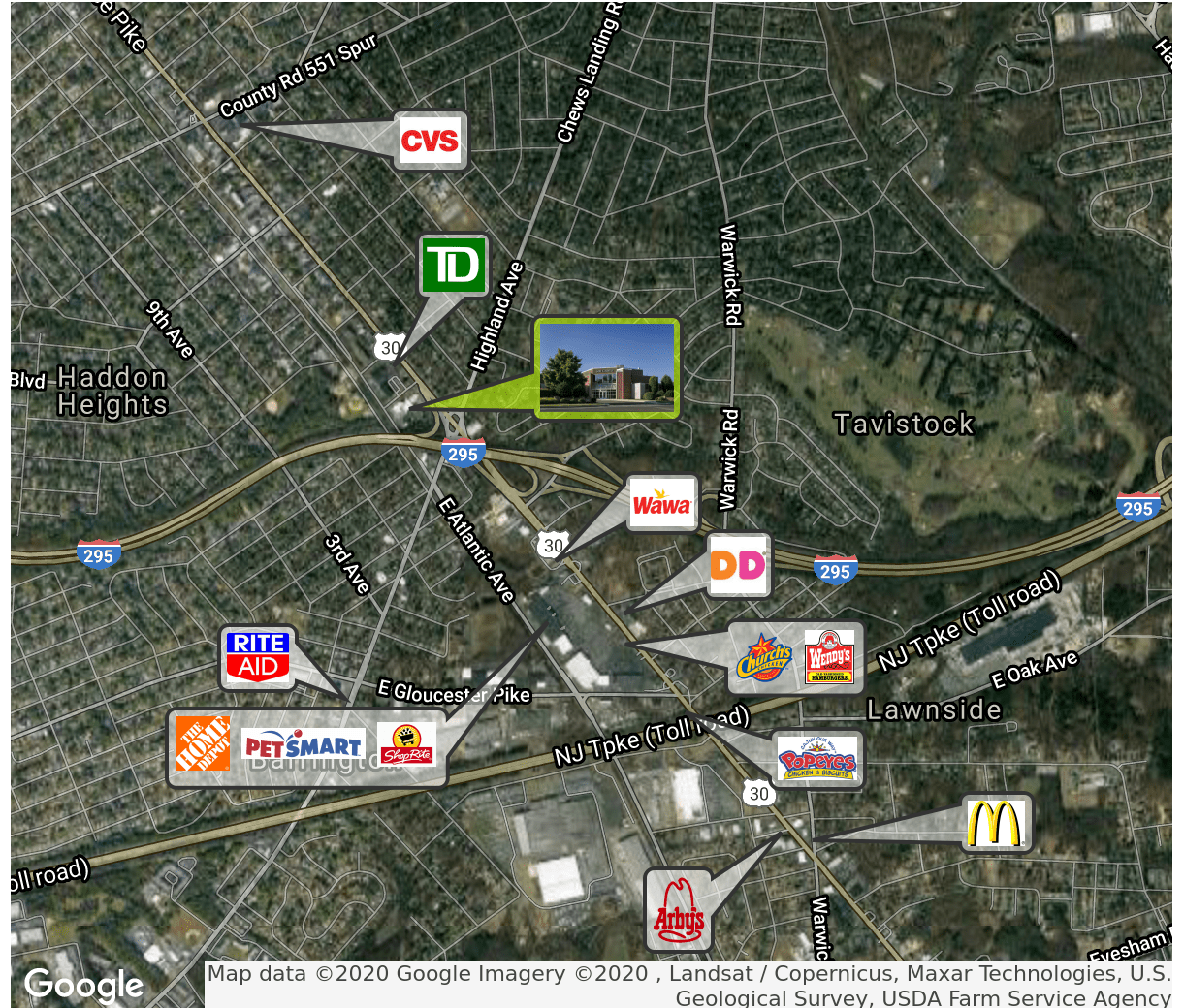


Wolf Commercial Real Estate
www.WolfCRE.com



PROPERTY DESCRIPTION

- Location** 500 Grove Street
Haddon Heights, NJ 08035
- Size / SF Available** 1st Floor - 11,654 SF
2nd Floor- 3,459 SF
- Lease Price** \$16.00/SF (Plus Utilities & Janitorial)
- Property / Area Description**
- Renovated multi-tenanted office building
 - Building and directory signage available
 - Ample parking
 - Located immediately off Exit 29 of I-295 providing convenient North/South access.
 - Public transportation available along Route 30 (White Horse Pike).



Contact Us

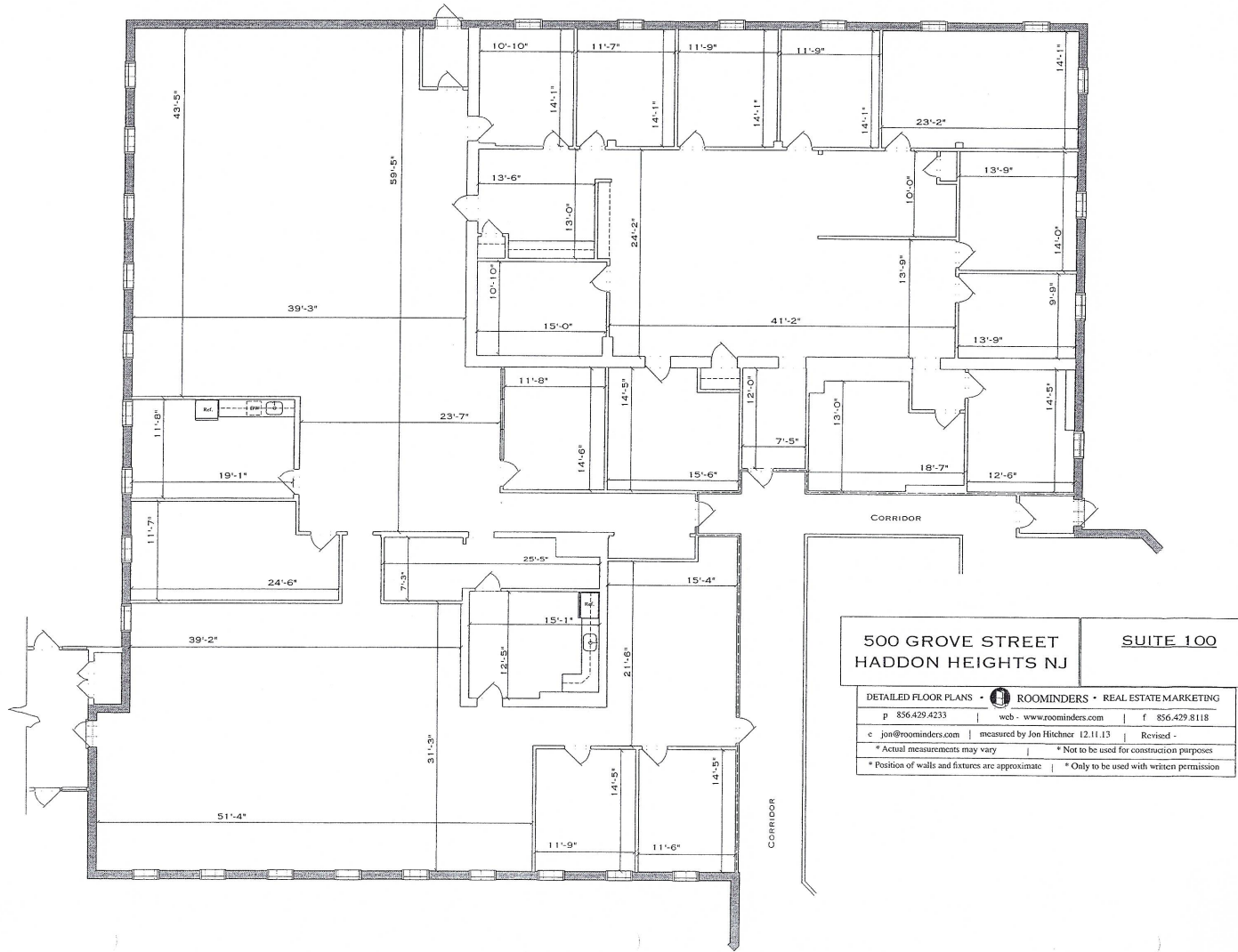
Jason Wolf
Managing Principal
856.857.6301
jason.wolf@wolfcre.com

Mike Scanzano
Senior Advisor
856.465.6637
mike.scanzano@wolfcre.com

follow us:    

The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

SUITE 100 - 11,654 SF



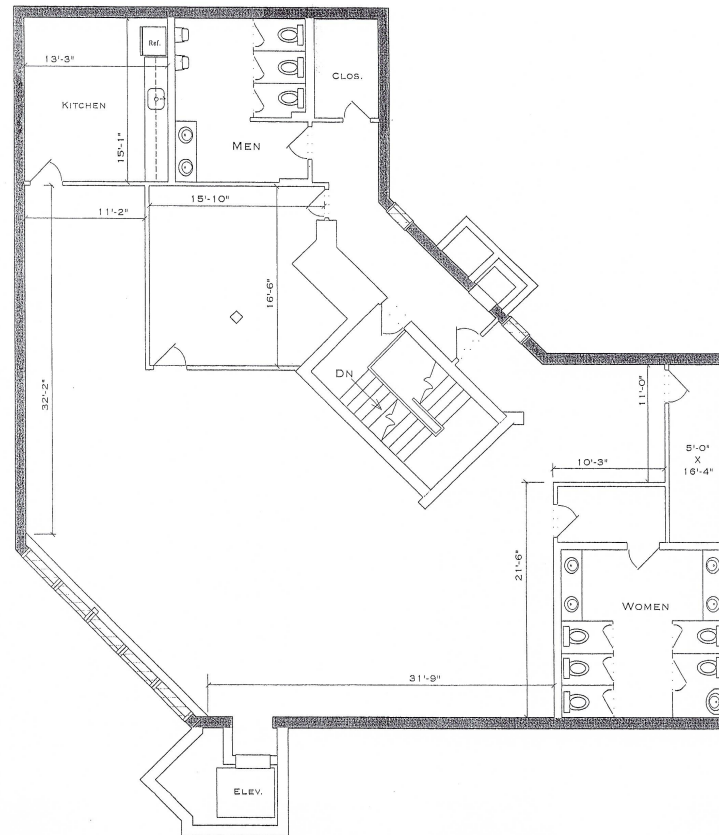
The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

2ND FLOOR PLAN - 3,459 SF

500 GROVE STREET HADDON HEIGHTS, NJ	DETAILED FLOOR PLANS •  ROOMINDERS • REAL ESTATE MARKETING		
	p. 856.492.4233	web - www.roominders.com	f. 856.492.8118
	e. jon@roominders.com	received by Jan Fischer 12.11.13	Revised -
	* Actual measurements may vary * Position of walls and fixtures are approximate * Not to be used for construction purposes * Only to be used with written permission		

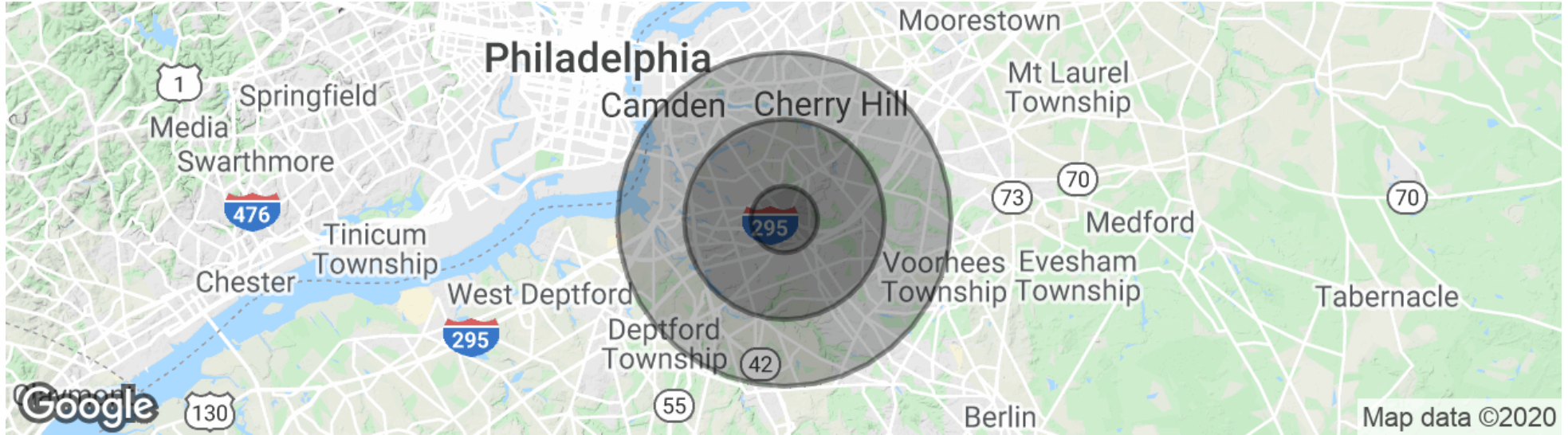
SECOND FLOOR

SUITE 300



The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,105	119,932	319,291
Median age	41.0	41.0	38.6
Median age (Male)	39.9	39.8	37.2
Median age (Female)	41.6	42.0	40.0

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	5,358	48,485	126,342
# of persons per HH	2.4	2.5	2.5
Average HH income	\$91,319	\$85,678	\$77,472
Average house value	\$291,706	\$273,710	\$256,936

* Demographic data derived from 2010 US Census



The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.