



+/- 1,950 SF OFFICE CONDOMINIUM FOR LEASE



542 LIPPINCOTT DRIVE | MARLTON, NJ

Wolf Commercial Real Estate

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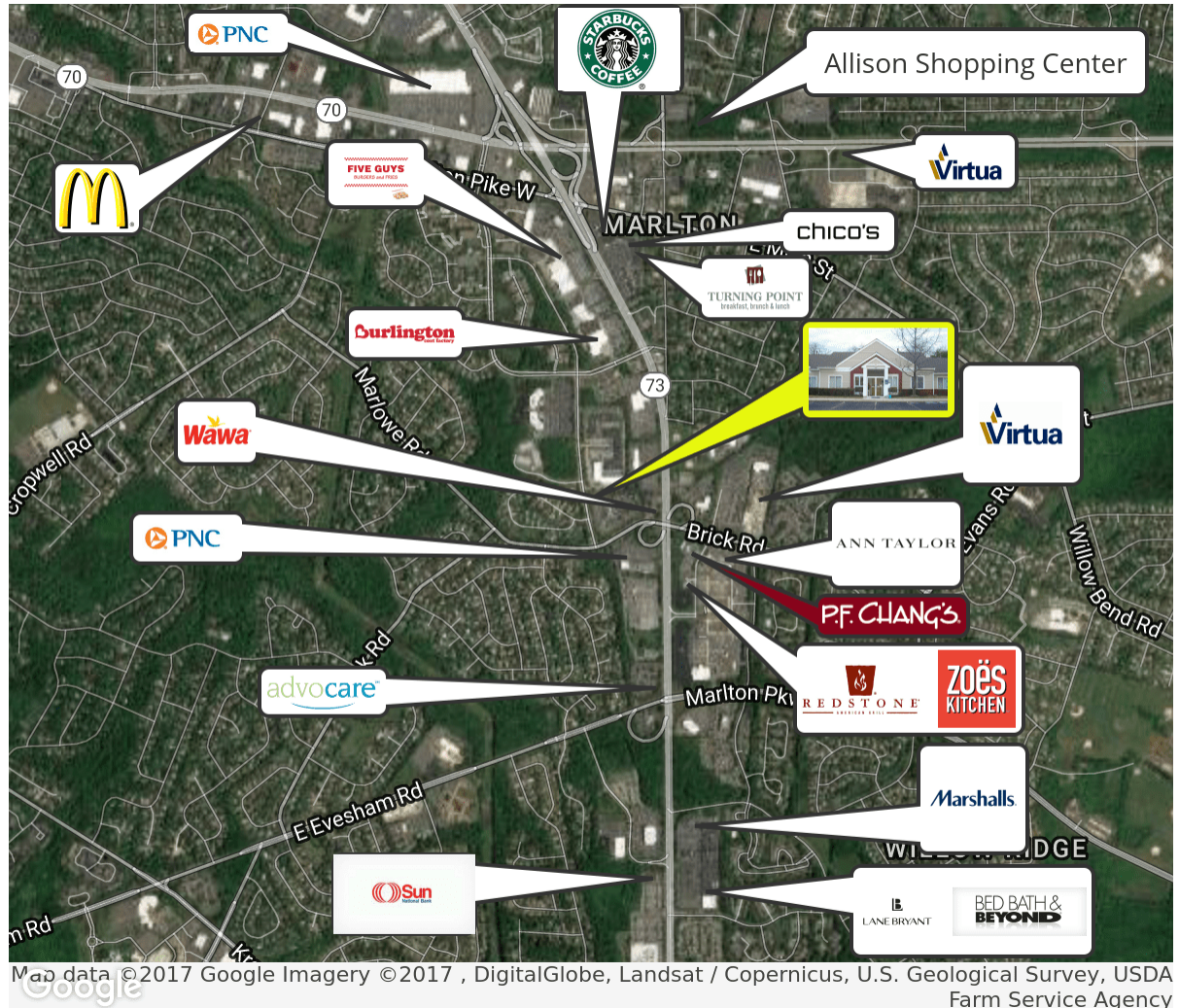
www.WolfCRE.com

PROPERTY DESCRIPTION

Location	542 Lippincott Drive Marlton, NJ 08053
Size / SF Available	1,950 SF
Lease Price	\$21.00/SF Gross
Occupancy	Available for immediate occupancy
Signage	Building and suite signage
Parking	Abundant parking
Property / Area Description	<ul style="list-style-type: none"> • Turn key medical suite - 3 exam rooms, 2 private offices, large conference room, and waiting room, kitchen • Off Route 73 across from the Promenade Shopping Plaza and near the Marlton Crossing Shopping Center • Short distance to both I-295 and the NJ Turnpike Entrances

Contact Us

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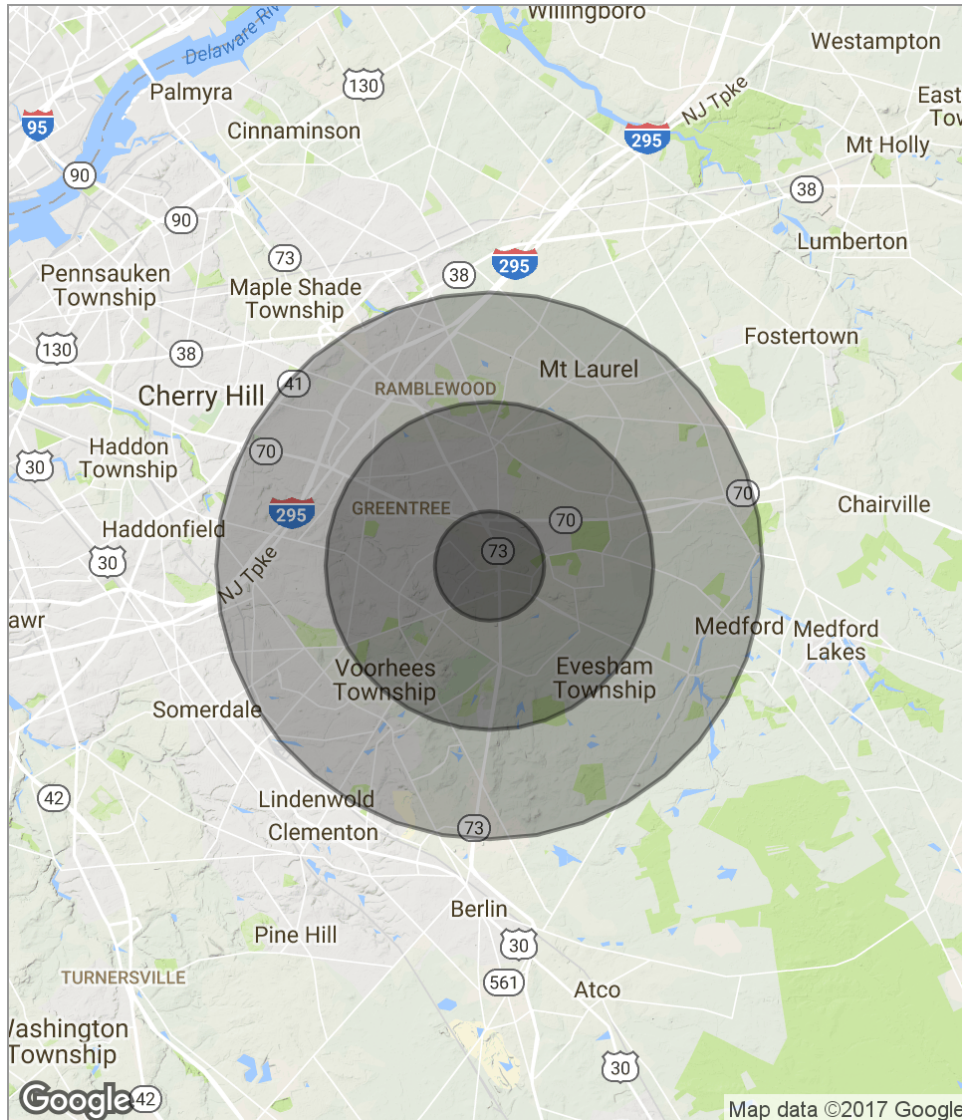


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DEMOGRAPHICS MAP



POPULATION	1 MILE	3 MILES	5 MILES
Total population	8,717	70,679	160,102
Median age	41.5	41.5	41.8
Median age (male)	39.1	40.0	40.5
Median age (Female)	44.1	43.0	43.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,196	25,569	58,924
# of persons per HH	2.7	2.8	2.7
Average HH income	\$102,245	\$112,040	\$115,880
Average house value	\$301,031	\$343,331	\$370,621

** Demographic data derived from 2010 US Census*

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