



1410 DELSEA DRIVE | DEPTFORD, NJ

PROPERTY DETAILS & HIGHLIGHTS

Property Address:	1410 Delsea Drive, Deptford, NJ 08096
Available SF:	7,641 SF
Sale Price:	\$749,000
Lease Price:	\$15.00/SF NNN
Occupancy:	Available for immediate occupancy

PROPERTY OVERVIEW

Ideal for retail, medical or professional office use

Building and Monument signage

12' x 10' rear bay door for deliveries

Excellent floor to ceiling storage space in rear of building

16' ceiling height through most of the building

Newer building, built in 2002

Abundant parking, highly visible signage, and within close proximity to many high-traffic retailers

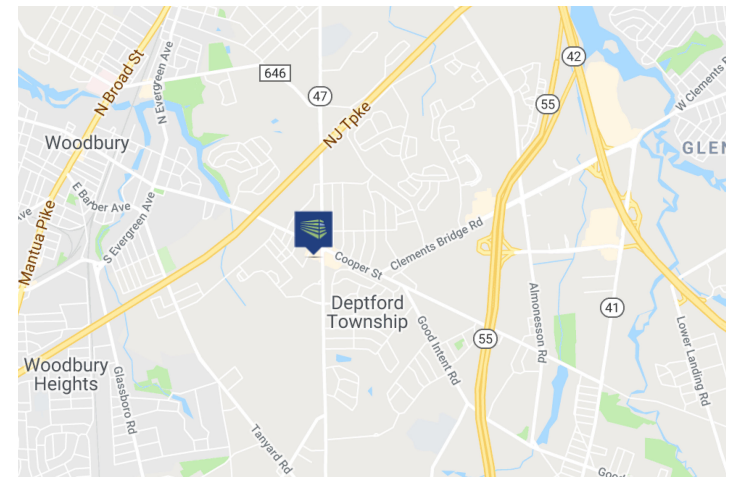
LOCATION OVERVIEW

Located on the highly traveled corner of Delsea Drive (Route 47) and Cooper Street

Excellent visibility and directly across the Deptford Township Police & Municipal Building

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

April Loomis
Senior Associate
856.857.6308
april.loomis@wolfcre.com



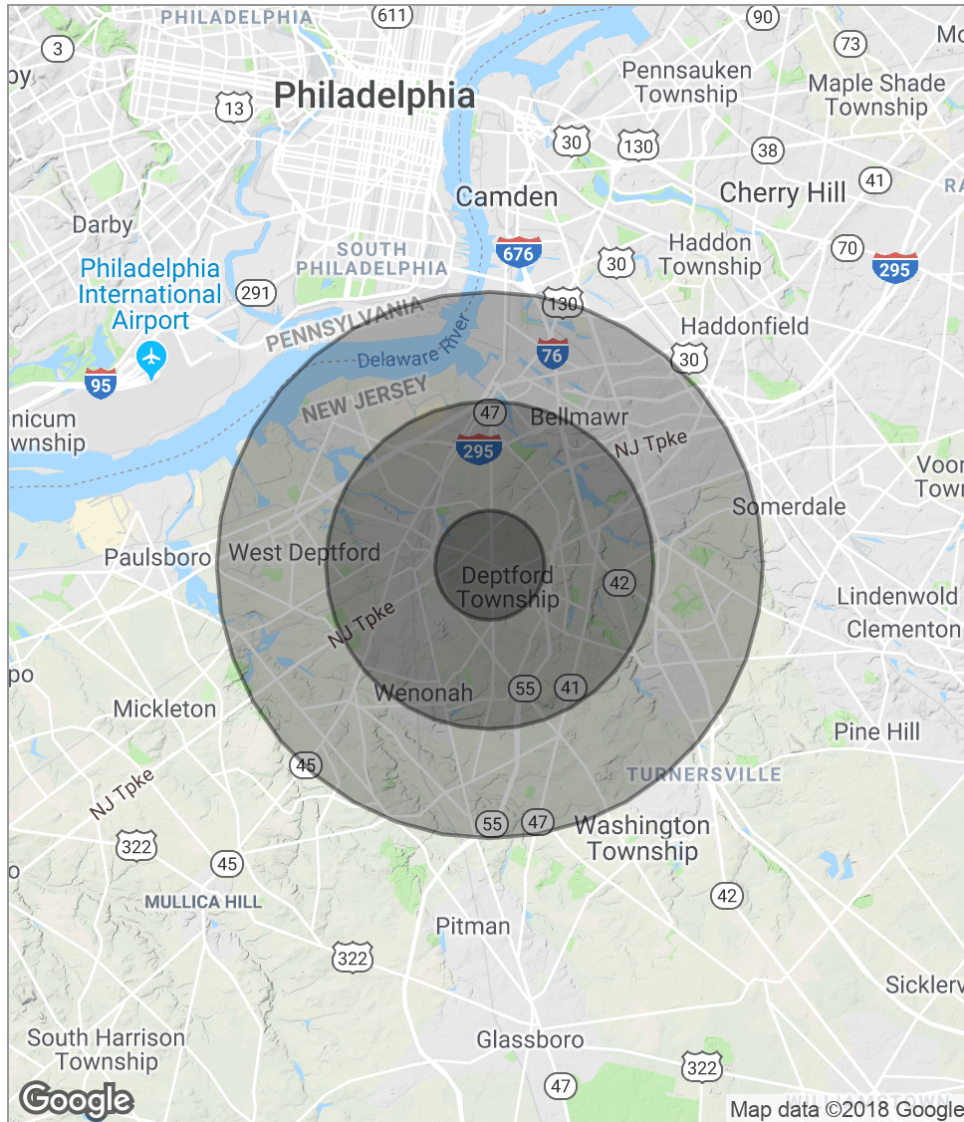
The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

RETAILER MAP



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



POPULATION	1 MILE	3 MILES	5 MILES
Total population	7,394	65,471	179,240
Median age	42.1	39.7	39.2
Median age (male)	41.4	37.8	37.8
Median age (Female)	42.9	41.6	40.6
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,055	26,014	70,050
# of persons per HH	2.4	2.5	2.6
Average HH income	\$68,933	\$74,079	\$74,986
Average house value	\$231,906	\$244,847	\$237,696

** 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.