

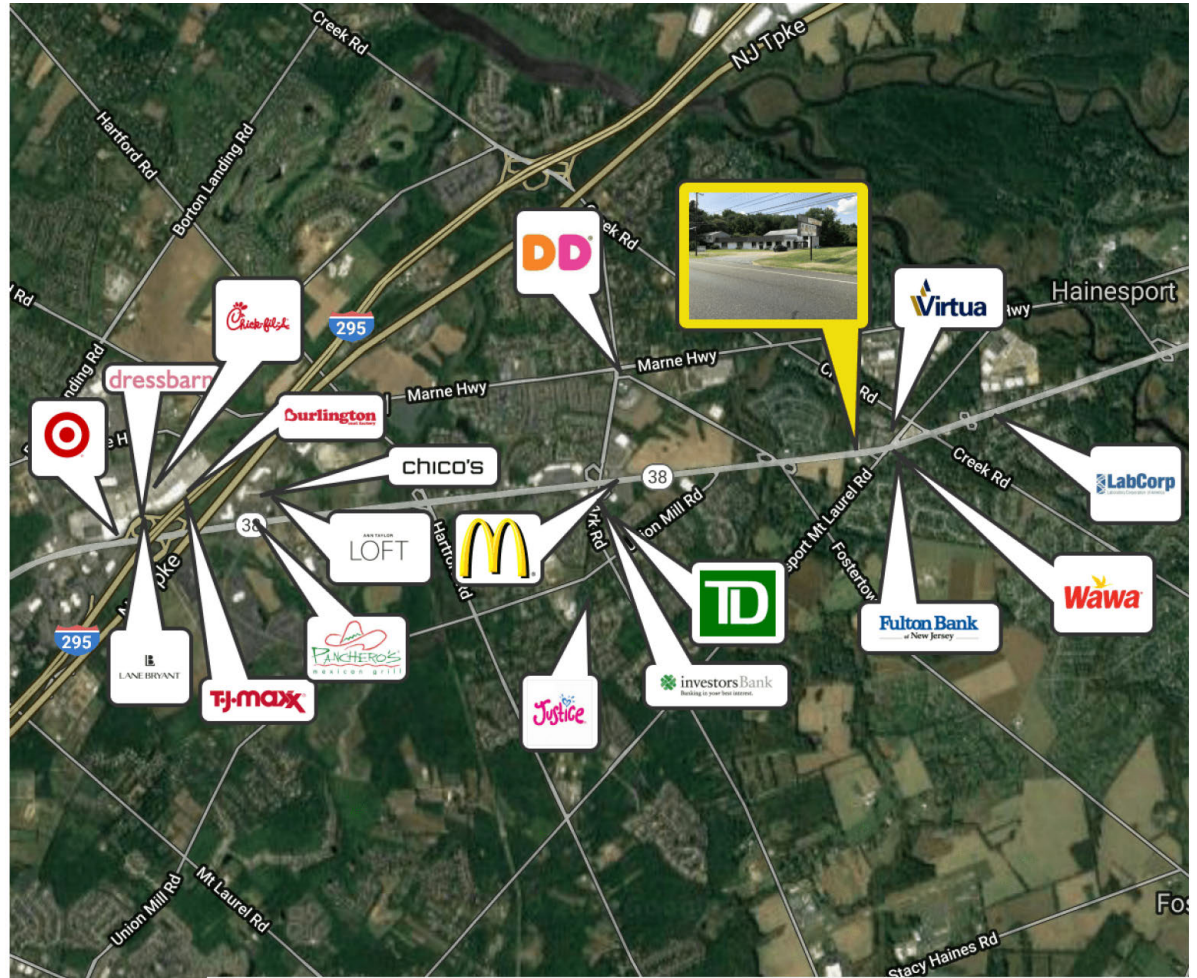


1285 ROUTE 38 | HAINESPORT, NJ



## PROPERTY DESCRIPTION

- Location** 1285 Route 38  
Hainesport, NJ 08036
- Size / SF Available** Three (3) existing mix use buildings:  
Retail: +/- 5,304; Dwelling: +/- 2,020;  
Shop & Storage: +/- 2,310 .89 Acre Site
- Sale Price** Call for more information
- Occupancy** Available for immediate occupancy
- Signage** Pylon/building signage available
- Property / Area Description**
- Highly visible Route 38 development opportunity
  - Zoned Highway Commercial with 221 feet of frontage
  - Ideal for Retail, Professional & Medical Offices Located in a Redevelopment Zone
  - Situated on well traveled Route 38 Westbound in between two (2) signalized intersections: Hainesport Mount Laurel Road and Route 38 and Masonville Fostertown Road and Route 38.
  - Location is within close proximity to I-295, New Jersey Turnpike and Route 73
  - Nearby amenities include local shopping, big box grocers and retailers



### Contact Us

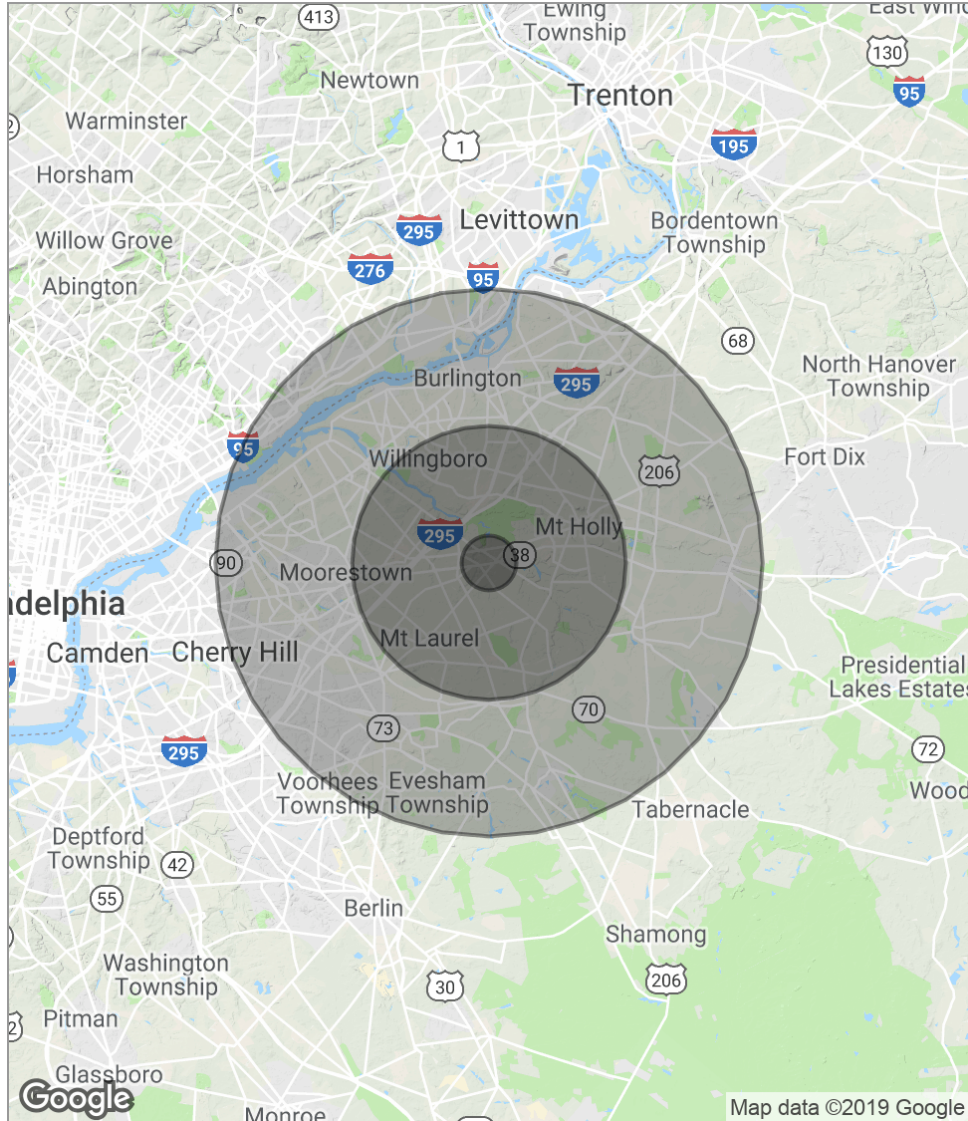
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The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from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

## DEMOGRAPHICS MAP



	1 MILE	5 MILES	10 MILES
<b>POPULATION</b>			
Total population	4,397	113,341	467,613
Median age	39.9	40.0	40.1
Median age (male)	38.7	38.7	38.9
Median age (Female)	41.9	41.3	41.2
<b>HOUSEHOLDS &amp; INCOME</b>			
Total households	1,796	42,168	176,625
# of persons per HH	2.4	2.7	2.6
Average HH income	\$98,652	\$100,287	\$92,781
Average house value	\$357,968	\$310,344	\$304,677

\* Demographic data derived from 2010 US Census

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