PROFESSIONAL OFFICE PROPERTY FOR SALE

1633 ROUTE 206  |  TABERNACLE, NJ

Wolf Commercial Real Estate
www.WolfCRE.com
Property Description

Location
1633 Route 206
Tabernacle, NJ 08088

Size / SF Available
1,566 SF

Sale Price
$375,000

Occupancy
Available for immediate occupancy

Signage
Monument signage on 206

Property / Area Description
- Highly visible professional commercial building
- Situated on 0.64 acres
- Frontage on Route 206 and convenient access to Route 705 common areas great for multiple offices
- Commercial Space that is suitable for a variety of businesses.
- Within close proximity to local banks and shopping centers
- Secondary access to Old Indian Mills Road in back of lot

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**POPULATION**

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<thead>
<tr>
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<th>1 MILE</th>
<th>5 MILES</th>
<th>10 MILES</th>
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<tbody>
<tr>
<td>Total population</td>
<td>542</td>
<td>35,879</td>
<td>169,353</td>
</tr>
<tr>
<td>Median age</td>
<td>44.9</td>
<td>39.3</td>
<td>39.6</td>
</tr>
<tr>
<td>Median age (Male)</td>
<td>46.0</td>
<td>39.1</td>
<td>38.8</td>
</tr>
<tr>
<td>Median age (Female)</td>
<td>43.6</td>
<td>39.8</td>
<td>40.5</td>
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**HOUSEHOLDS & INCOME**

<table>
<thead>
<tr>
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<th>1 MILE</th>
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<tbody>
<tr>
<td>Total households</td>
<td>193</td>
<td>13,197</td>
<td>62,469</td>
</tr>
<tr>
<td># of persons per HH</td>
<td>2.8</td>
<td>2.7</td>
<td>2.7</td>
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<tr>
<td>Average HH income</td>
<td>$109,422</td>
<td>$89,856</td>
<td>$99,687</td>
</tr>
<tr>
<td>Average house value</td>
<td>$287,904</td>
<td>$343,840</td>
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</tbody>
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* Demographic data derived from 2010 US Census

Map data ©2019