



FLEX PROPERTY AVAILABLE FOR SALE



612 GRAVELLY HOLLOW ROAD | MEDFORD, NJ



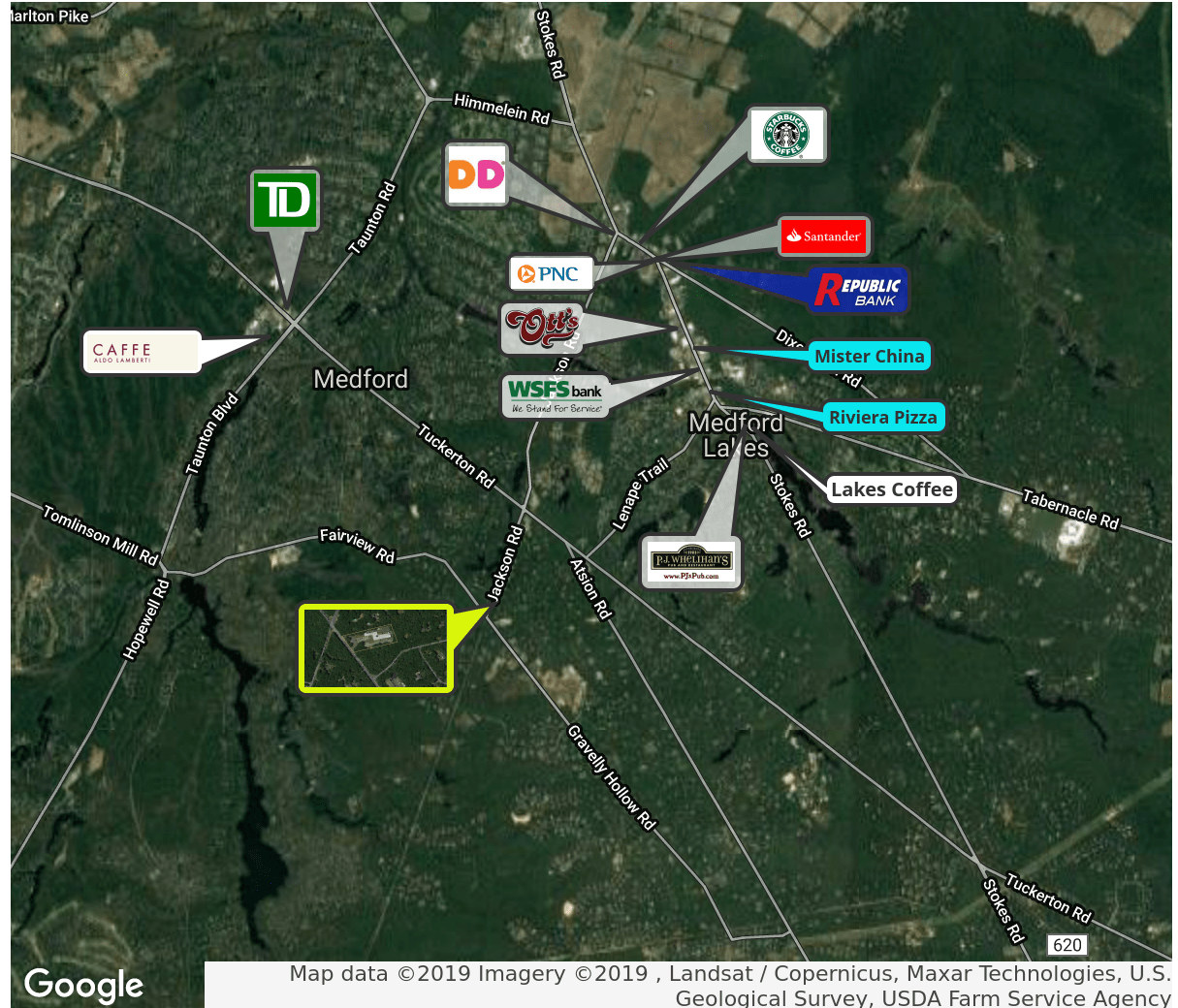
Wolf Commercial Real Estate  
[www.WolfCRE.com](http://www.WolfCRE.com)





## PROPERTY DESCRIPTION

- Location** 612 Gravelly Hollow Road  
Medford, NJ 08055
- Size / SF Available** 16,542 SF
- Sale Price** \$820,000
- Property / Area Description**
- 16,542 SF flex building for sale situated on 2.97 acre site
  - Approximately 40 parking spaces
  - Large rear yard for equipment/storage
  - 6 grade level doors of various sizes and 1 tailgate door
  - Approximately 3,600 SF of office space
  - Approximately 13,000 SF of warehouse/industrial space
  - Non-sprinklered building
  - Ceiling heights vary from 10' to 13'
  - Taxes \$31,737.50
  - Zoned PI (Planned Industrial)



## Contact Us

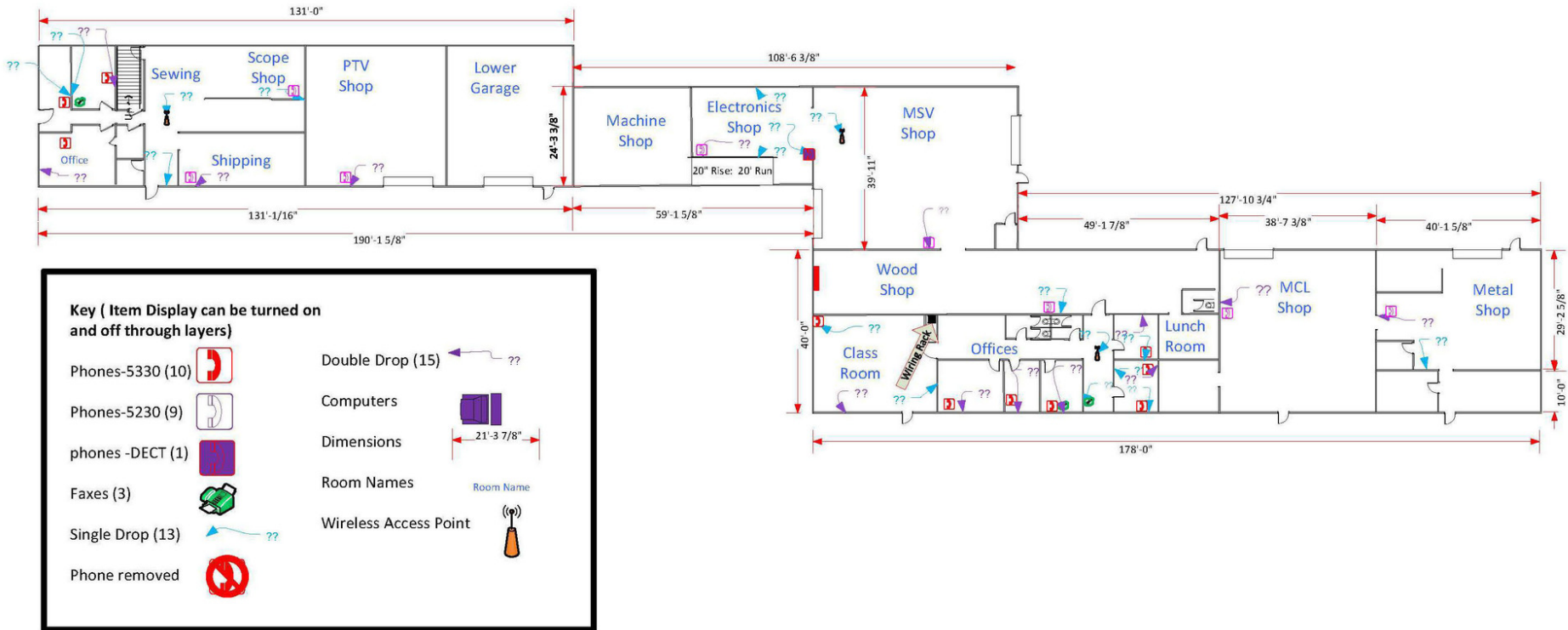
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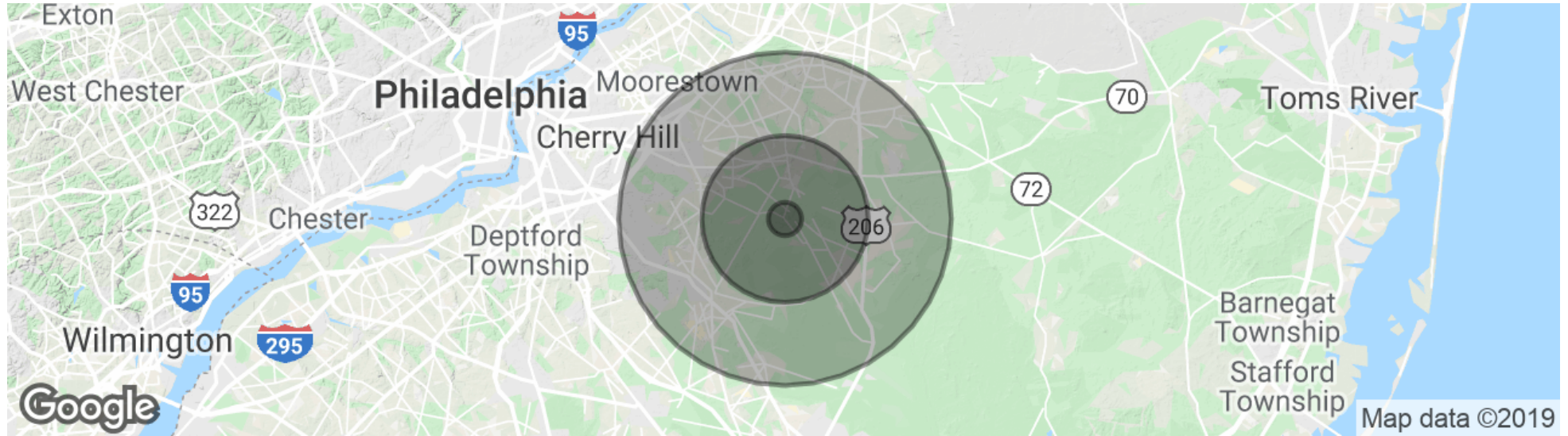
## FLOOR PLAN



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## DEMOGRAPHICS MAP & REPORT



<b>POPULATION</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Population	2,237	53,332	262,837
Median age	41.2	40.6	40.8
Median age (Male)	40.5	39.8	39.5
Median age (Female)	41.6	41.7	42.2

<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total households	764	19,735	97,232
# of persons per HH	2.9	2.7	2.7
Average HH income	\$147,048	\$120,058	\$106,908
Average house value	\$442,239	\$411,026	\$356,872

\* Demographic data derived from 2010 US Census



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ADDITIONAL PHOTOS



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