



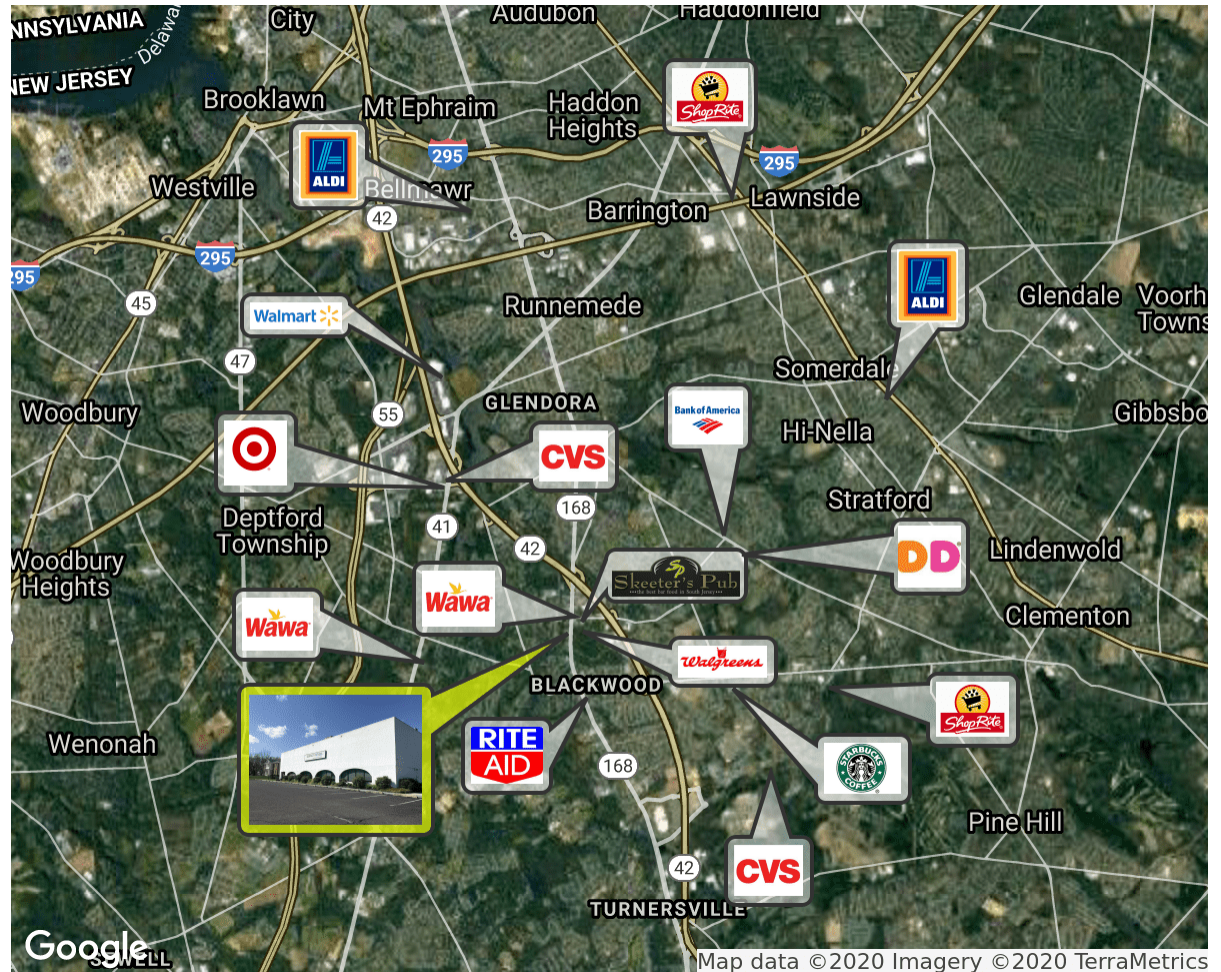
501 NORTH BLACK HORSE PIKE | BLACKWOOD, NJ

PROPERTY DESCRIPTION

Location	501 North Black Horse Pike Blackwood, NJ 08012
Size / SF Available	35,000 SF, +/- 5 acres
Lease Price	\$10.00/SF NNN
Sale Price	\$2,300,000
Signage	Building and pylon signage available

Property / Area Description

- Multi-purposed fitness/recreation property located on the Black Horse pike in Turnersville, NJ
- Ideal Headquarters/Development opportunity
- Situated on +/- 5 Acres
- Operational fitness center
- Easy access to Atlantic City Expressway and Route 42
- Location is 15 miles (20 Minutes) from Center City Philadelphia
- Well maintained and landscaped property located in a densely populated area
- Entrance on Route 168 (Black Horse Pike)
- 30' Ceiling height in main Fitness open area
- Ancillary training rooms, multiple offices, three lane salt water pool
- Updated Locker rooms and Showers
- Abundant Parking
- Minutes from the Deptford Mall



Contact Us

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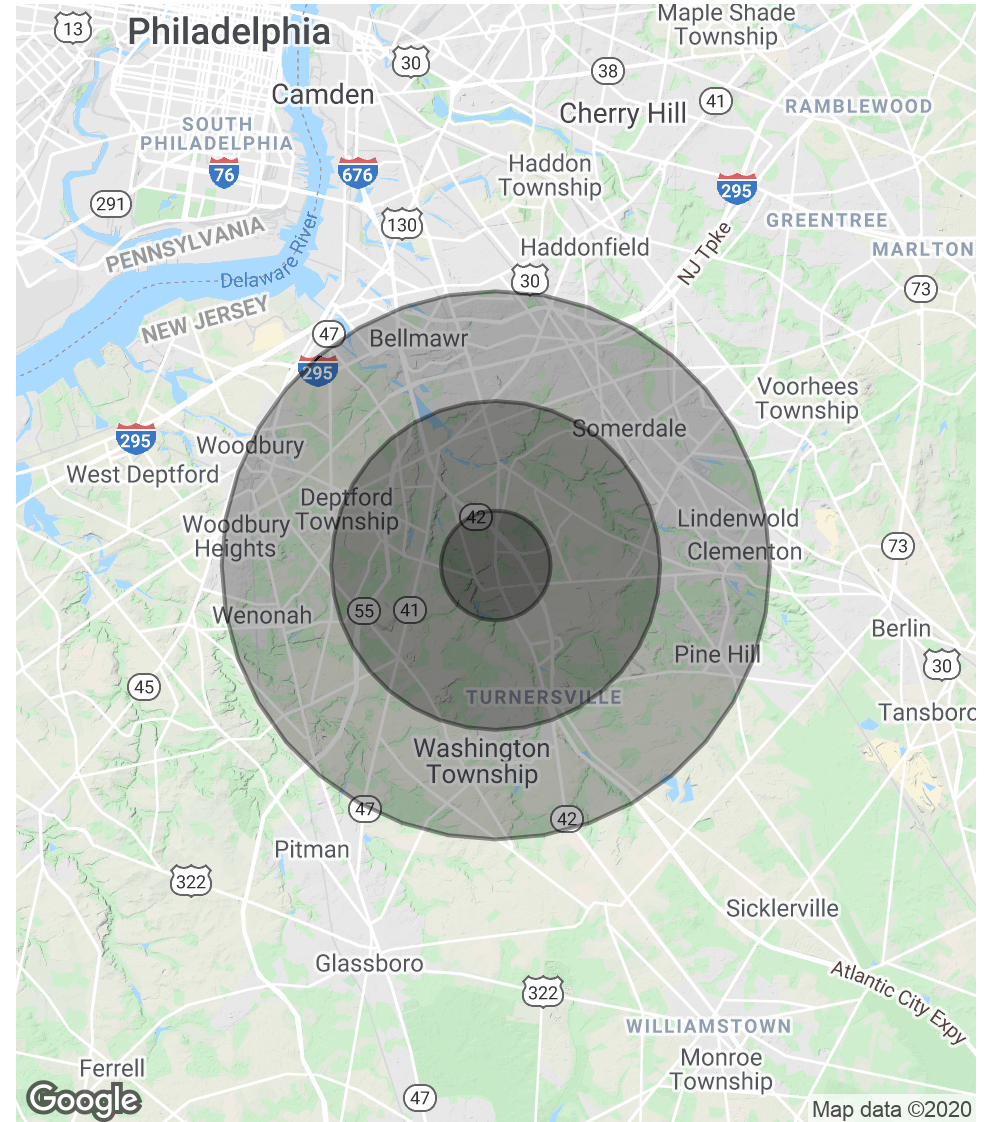
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DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,816	69,185	210,651
Average age	38.4	37.5	38.5
Average age (Male)	37.9	36.1	37.4
Average age (Female)	38.2	38.7	39.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,960	25,748	81,409
# of persons per HH	2.6	2.7	2.6
Average HH income	\$72,424	\$80,379	\$75,828
Average house value	\$223,193	\$253,800	\$244,824

* Demographic data derived from 2010 US Census



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