



410 JERSEY CITY | GLOUCESTER CITY, NJ

PROPERTY DESCRIPTION

- Location** 410 Jersey Avenue
Gloucester City, NJ 08030
- Size / SF Available** +/- 32,000 SF
- Sale Price** \$1,400,000
- Property / Area Description**
- Currently operating as a commercial laundry facility
 - Ceiling heights from 11'-24'2" Loading dock height doors
 - +/- Approximately 4,000 SF office
 - Completely fenced perimeter
 - Large parking lot for delivery trucks
 - Close to Gloucester City/Camden ports
 - Close proximity to Walt Whitman/Ben Franklin Bridges to PA
 - Close proximity to major highways including Routes 676/42, 130 and 95
 - Equipment includes multiple industrial washers/dryers/presses/etc.
 - New tankless, high capacity hot water system
 - 24' rack system in main warehouse area

Contact Us

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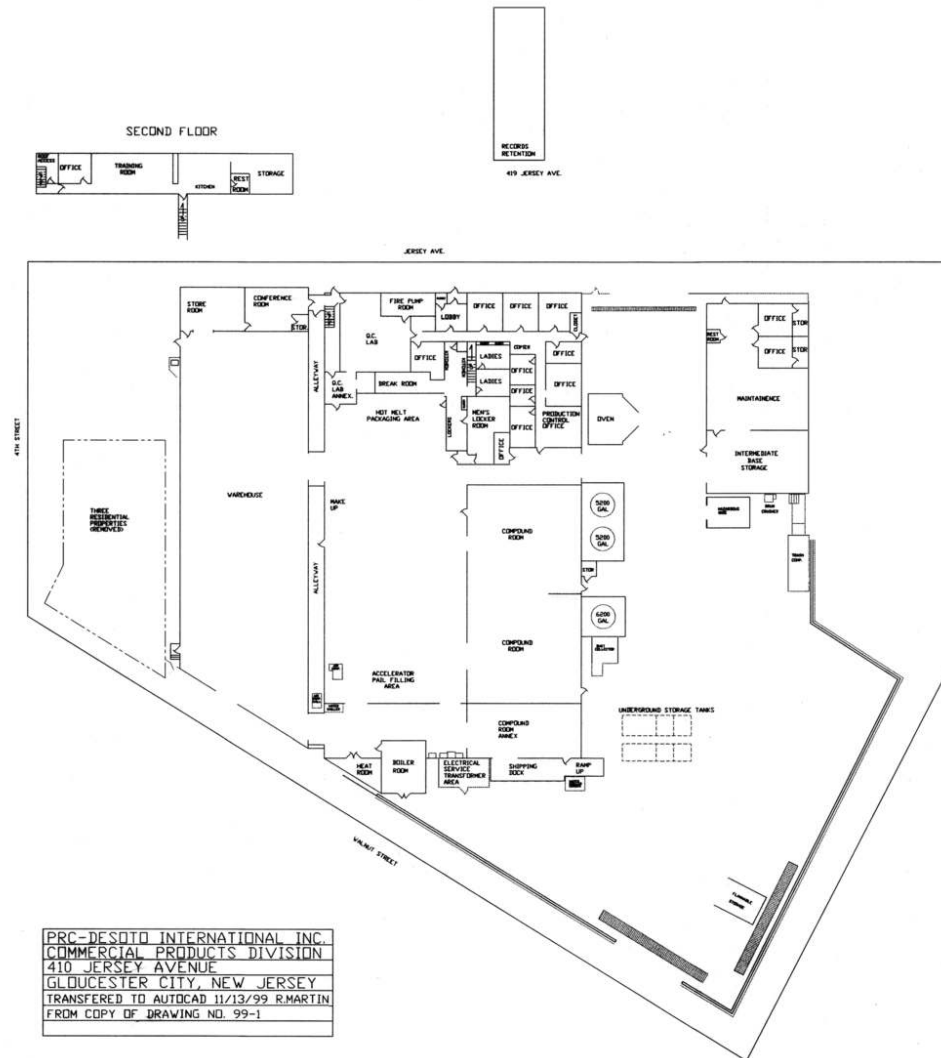
ADDITIONAL PHOTOS



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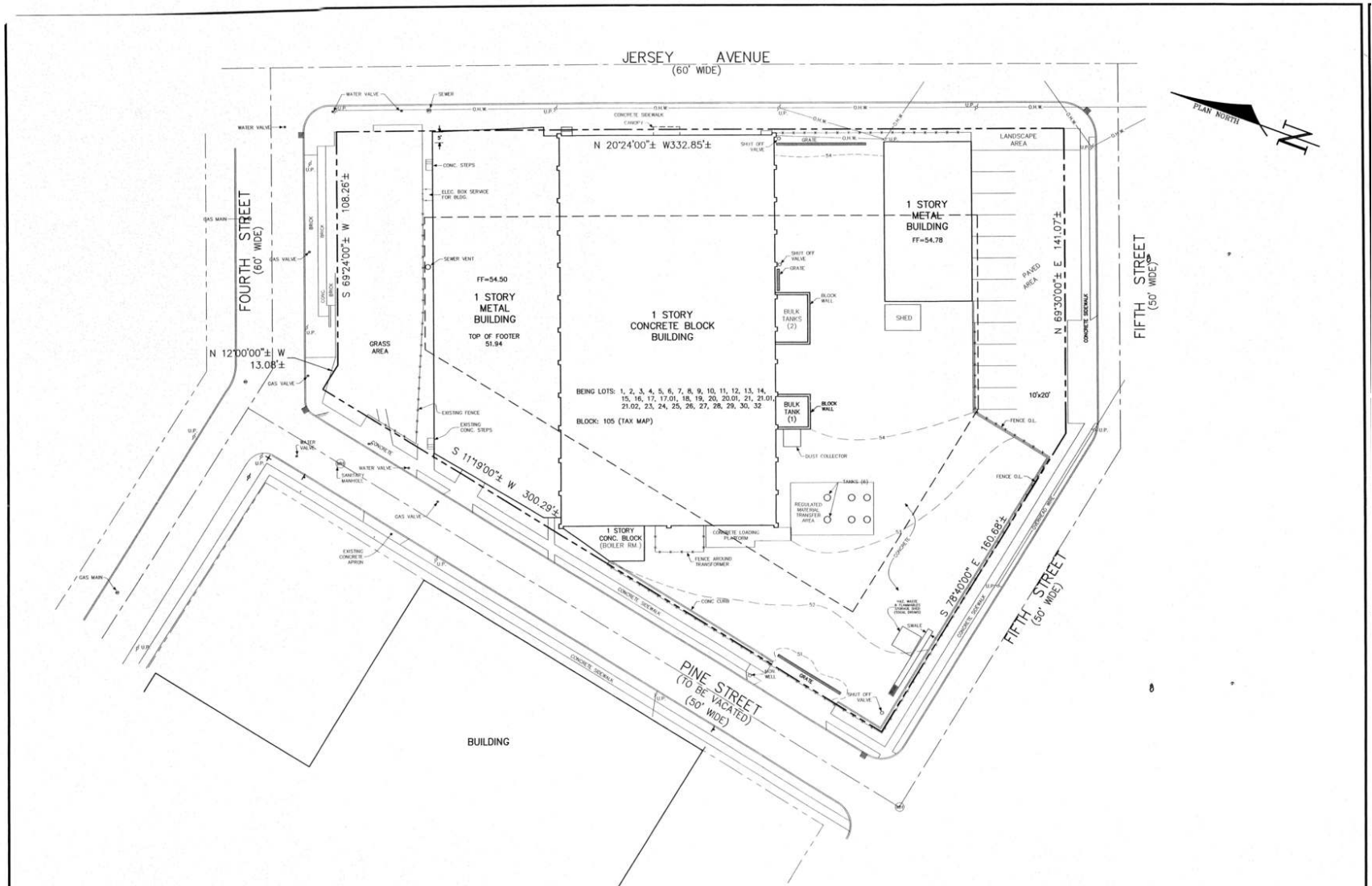
410 JERSEY AVENUE | GLOUCESTER CITY, NJ

FLOOR PLAN



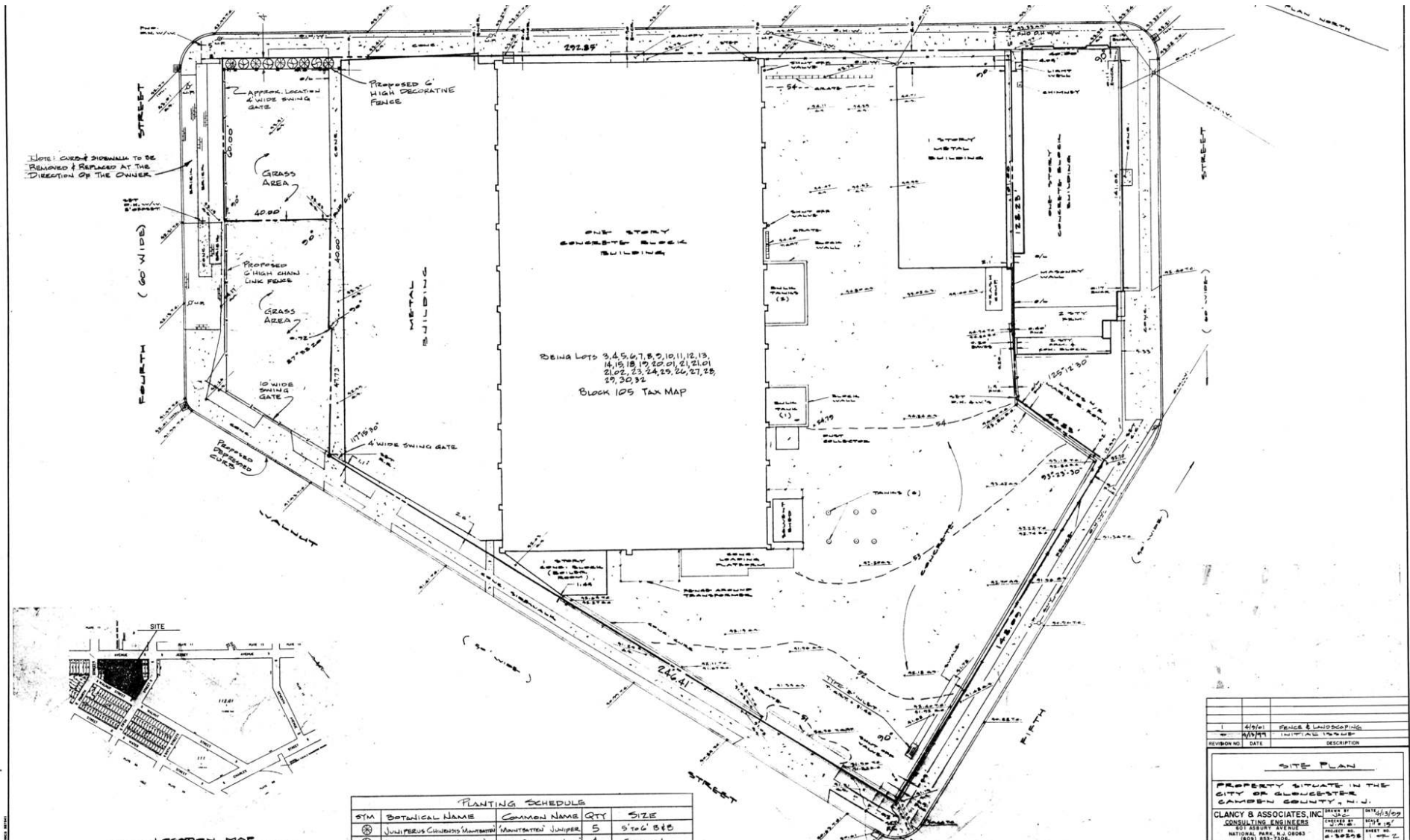
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SITE PLAN



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SITE PLAN



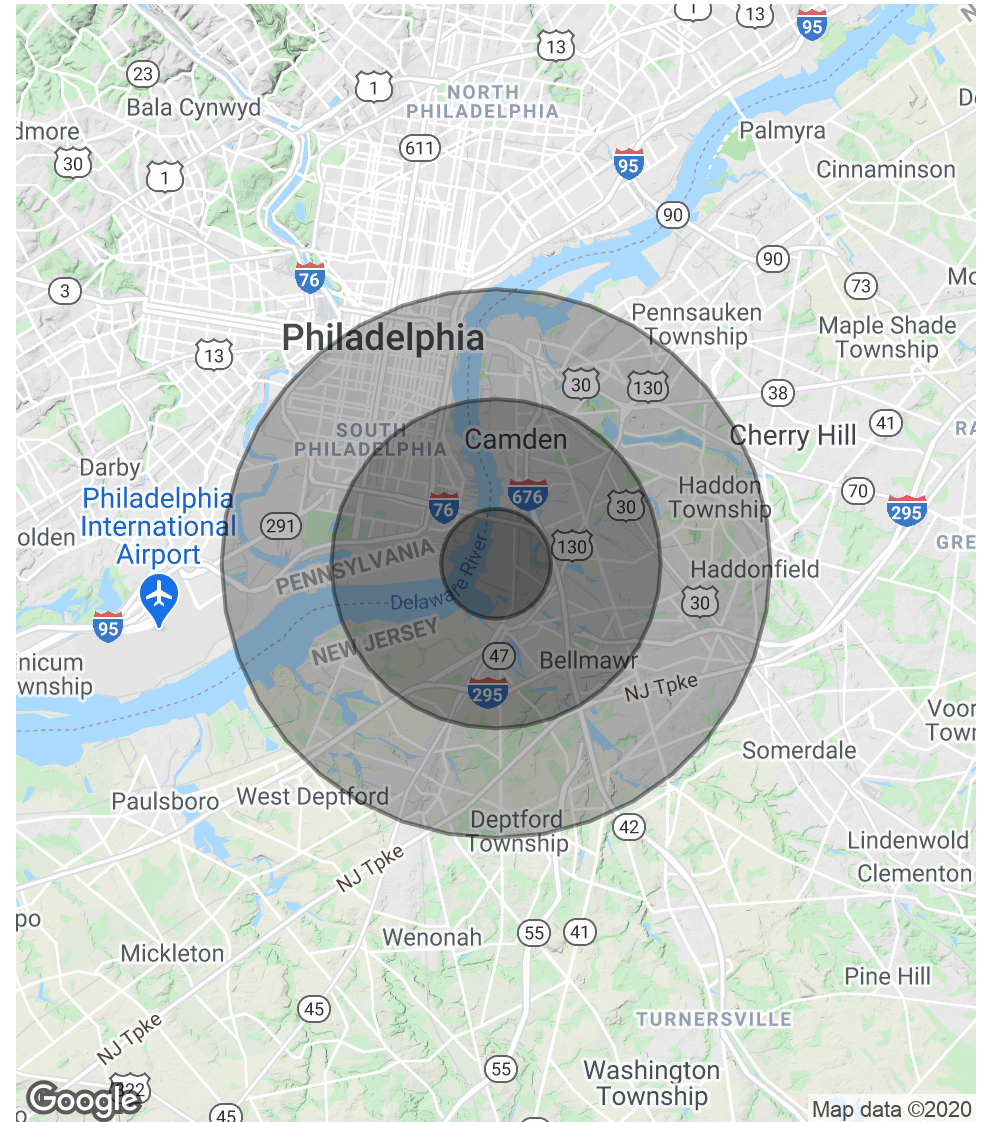
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DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,385	120,522	476,893
Average age	33.2	34.1	35.4
Average age (Male)	33.0	32.5	34.0
Average age (Female)	33.3	35.7	36.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,826	45,057	197,852
# of persons per HH	2.7	2.7	2.4
Average HH income	\$59,697	\$52,417	\$62,853
Average house value	\$155,703	\$189,730	\$258,067

* Demographic data derived from 2010 US Census



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