



131 SOUTH 2ND STREET | HAMMONTON, NJ

PROPERTY DESCRIPTION

- Location** 131 South 2nd Street
Hammonton, NJ 08037
- Size / SF Available** 13,000 SF (Situated on +/- 3 acres)
- Sale Price** \$750,000
- Property / Area Description**
- Currently used as an indoor roller-skating rink
 - Large oval wooden skating surface, private party rooms, concession area
 - Large parking lot
 - Less than 1/8 mile to the AC Expressway
 - Ceiling height is approximately 16' Zoned B-2 or Highway Business/ Commercial
 - Ideal for conversion to light industrial or flex/warehouse
 - Approximately 35 miles to Philadelphia, PA & 30 miles to Atlantic City, New Jersey
 - Surrounded by multiple long-standing businesses



Contact Us

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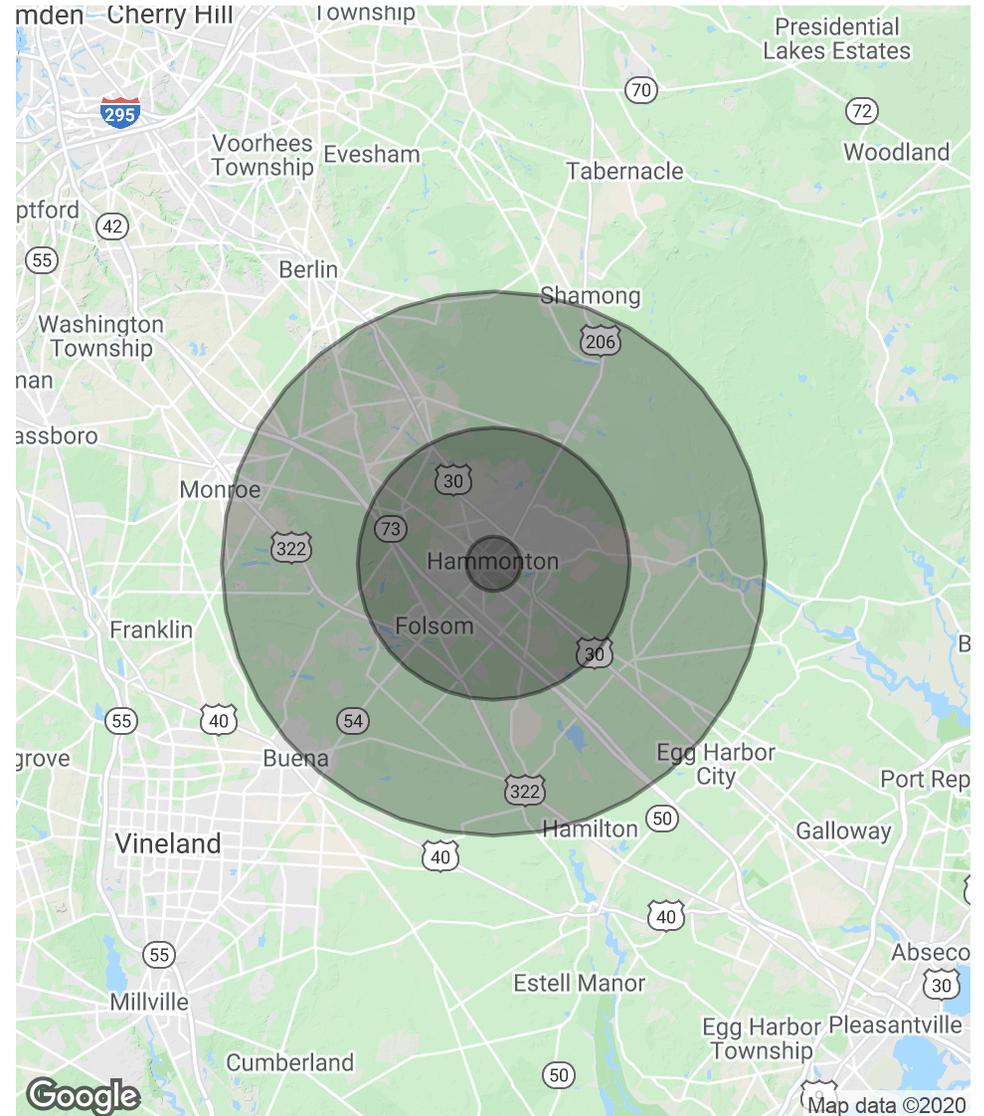
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DEMOGRAPHICS MAP & REPORT

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	1,301	22,670	65,896
Average age	42.8	42.3	41.1
Average age (Male)	41.5	41.1	39.9
Average age (Female)	45.1	44.2	42.5

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	484	8,101	23,352
# of persons per HH	2.7	2.8	2.8
Average HH income	\$66,307	\$72,747	\$76,585
Average house value	\$281,781	\$280,083	\$264,432

* Demographic data derived from 2010 US Census



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