

# HIGHLY VISIBLE EDUCATIONAL FACILITY FOR SALE



**41 SOUTH ROUTE 73  
WINSLOW, NJ**

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**Wolf Commercial Real Estate**  
**www.WolfCRE.com**



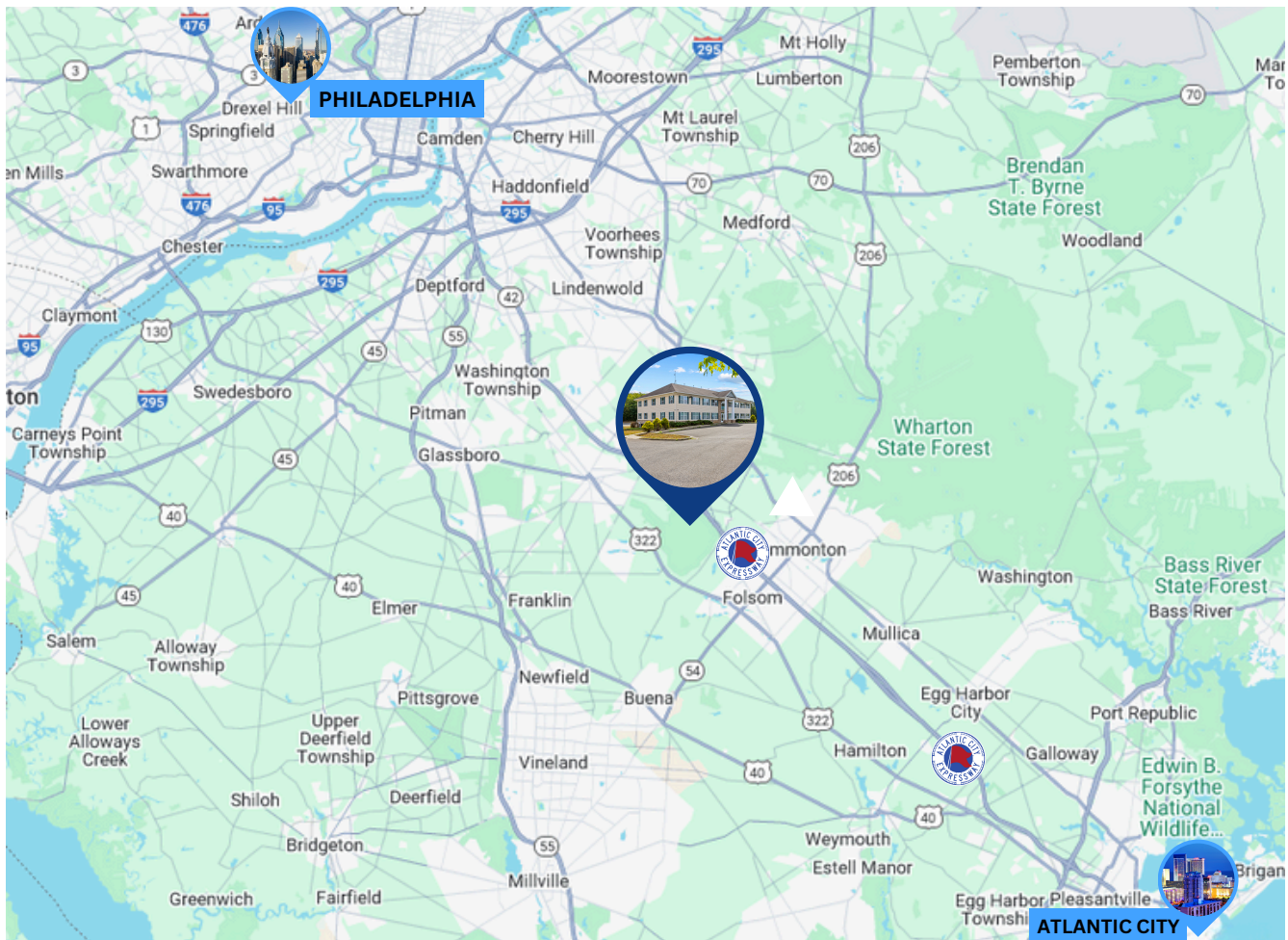
## PROPERTY DESCRIPTION

<b>Location:</b>	41 South Route 73 Winslow, NJ 08095
<b>Size/SF Available:</b>	+/- 11,000 SF plus +/- 5,500 SF finished basement
<b>Sale Price:</b>	\$1,175,000.00
<b>Parking:</b>	63 parking spaces
<b>Acres:</b>	Situated on 2.11 acres

## PROPERTY AREA/HIGHLIGHTS

- Move-in condition/recently renovated
- Currently laid out as a school with large classrooms, private offices, and open areas
- Easily converted to office or medical facility
- Elevator served
- Excellent visibility along Route 73
- 5 miles to AC expressway, 38 miles to Atlantic City, and 25 miles to Center City, Philadelphia

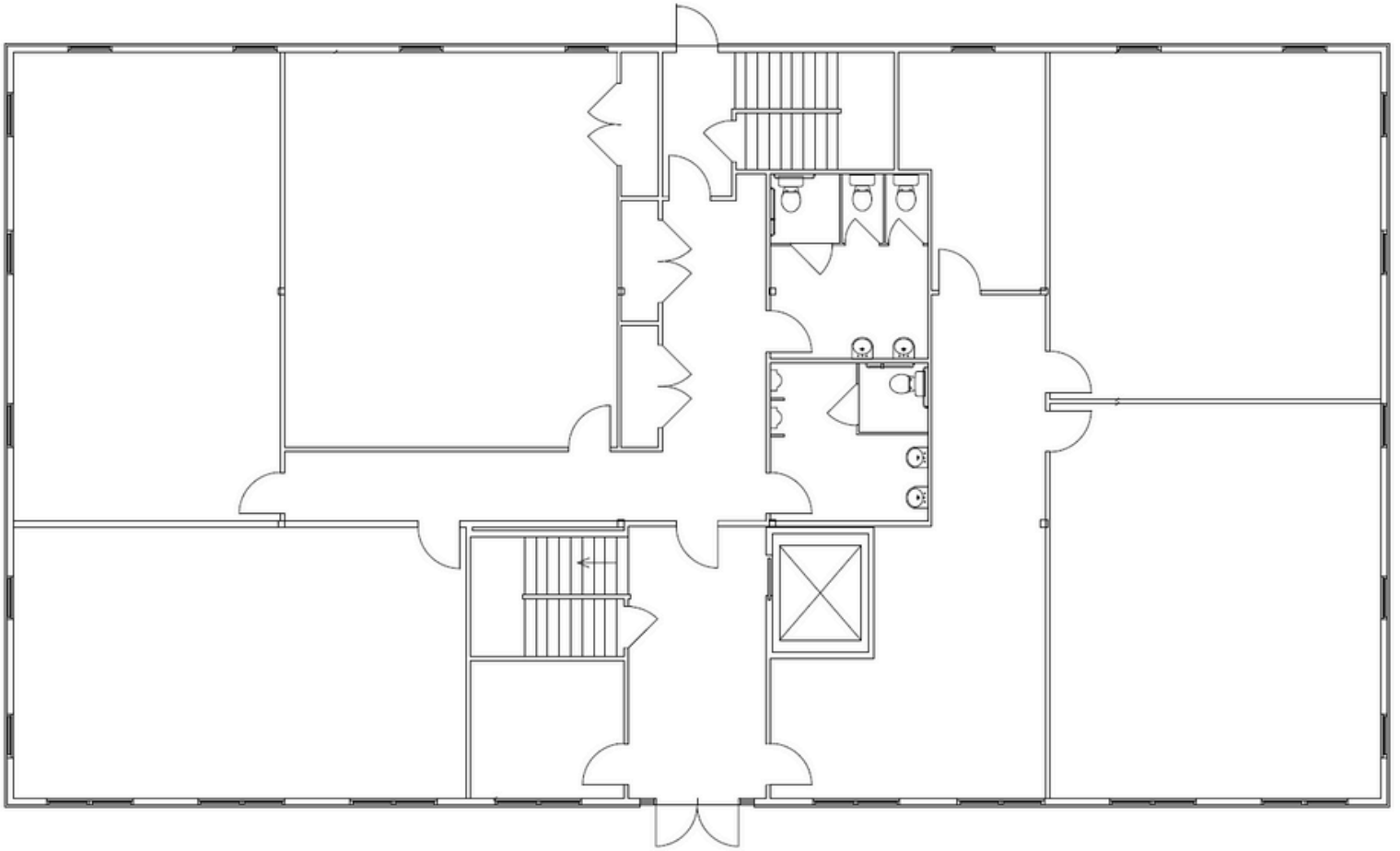
## AERIAL MAP



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**FLOOR PLANS**

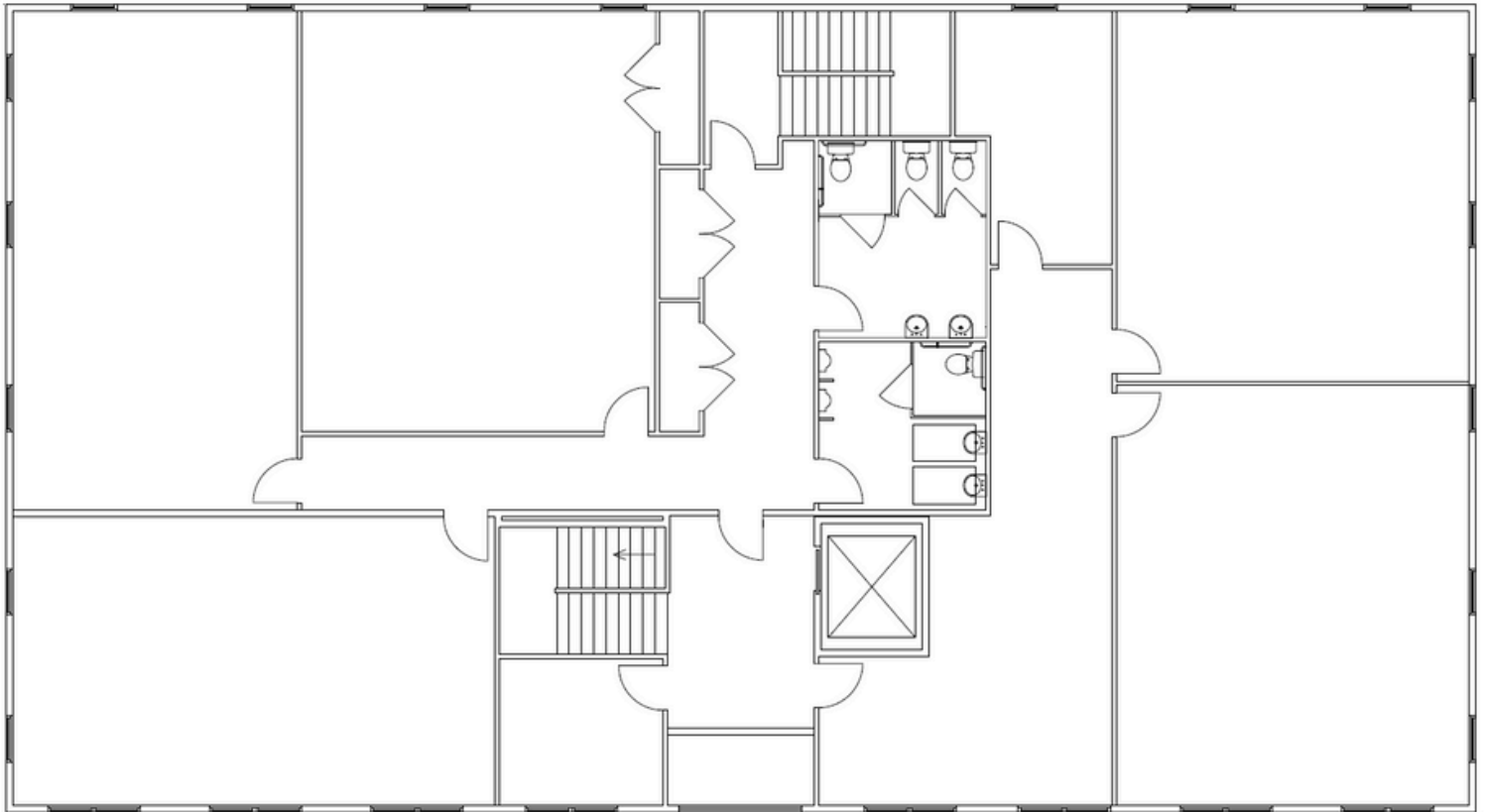
FIRST FLOOR



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**FLOOR PLANS**

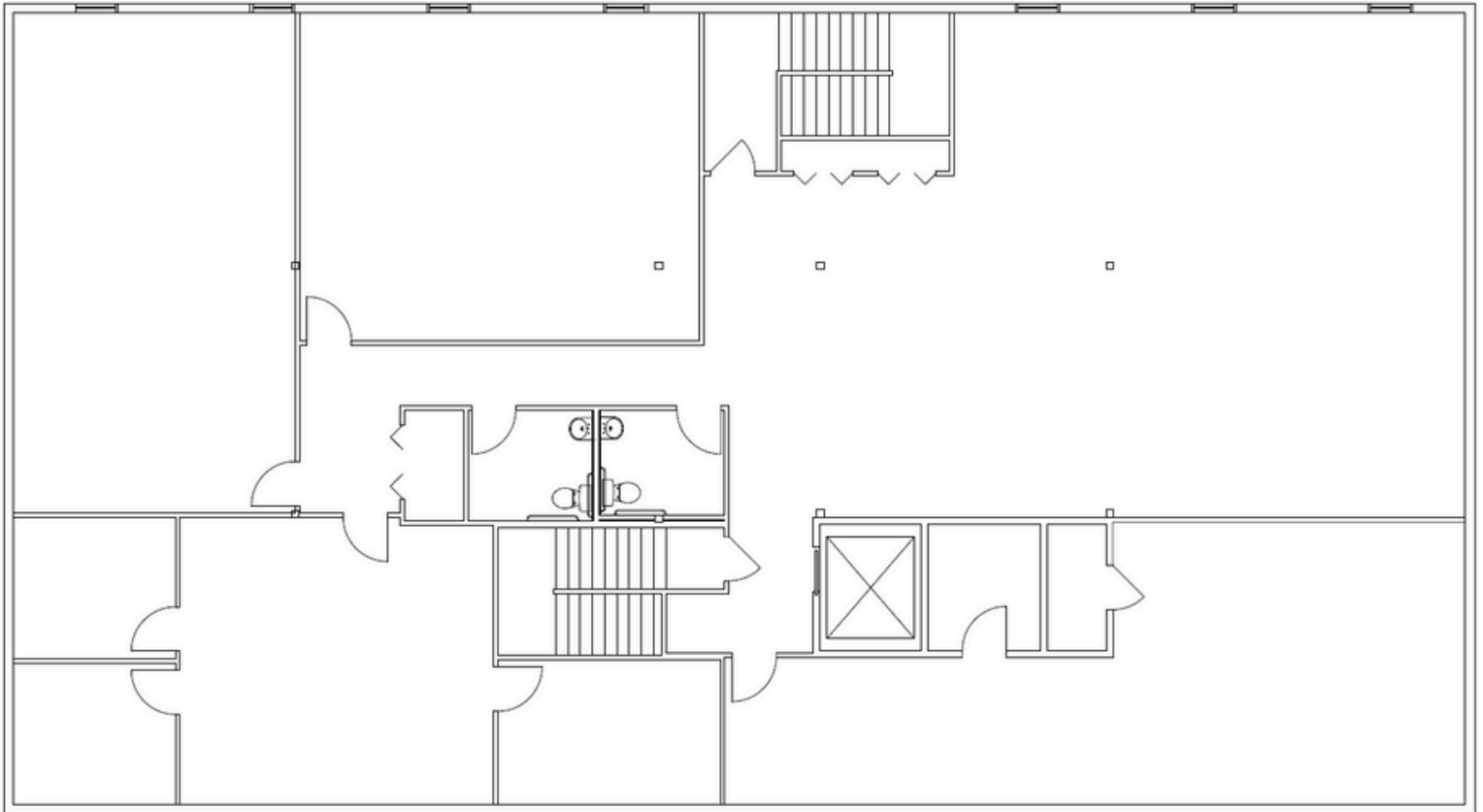
**SECOND FLOOR**



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## FLOOR PLANS

### BASEMENT



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## ADDITIONAL PHOTOS



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