



1815 Garden Avenue

Cherry Hill, New Jersey

Property Description

- 9,200± SF warehouse and office/flex building
- .83 acre lot
- Office section: 6,000 SF. Includes a reception area, two conference rooms, president's office, large training room, open bullpen area, private offices, and break room with kitchen.
- Five total restrooms
- Expandable employee parking area
- Warehouse section: 3,200 SF with mezzanine
- 18' clear ceiling height in warehouse
- One 11' x 12' drive-in door
- Gas heat and fully air-conditioned warehouse
- Fluorescent lighting in warehouse
- 240 volt, three phase, 600 amp electric service
- Taxes: \$20,109 (2016)
- Zoning: IR3 - Industrial/Restricted
- Block 503.01, Lot 16



Asking Price:

\$699,000

Lease Rate:

\$7.00 PSF NNN

For more information:

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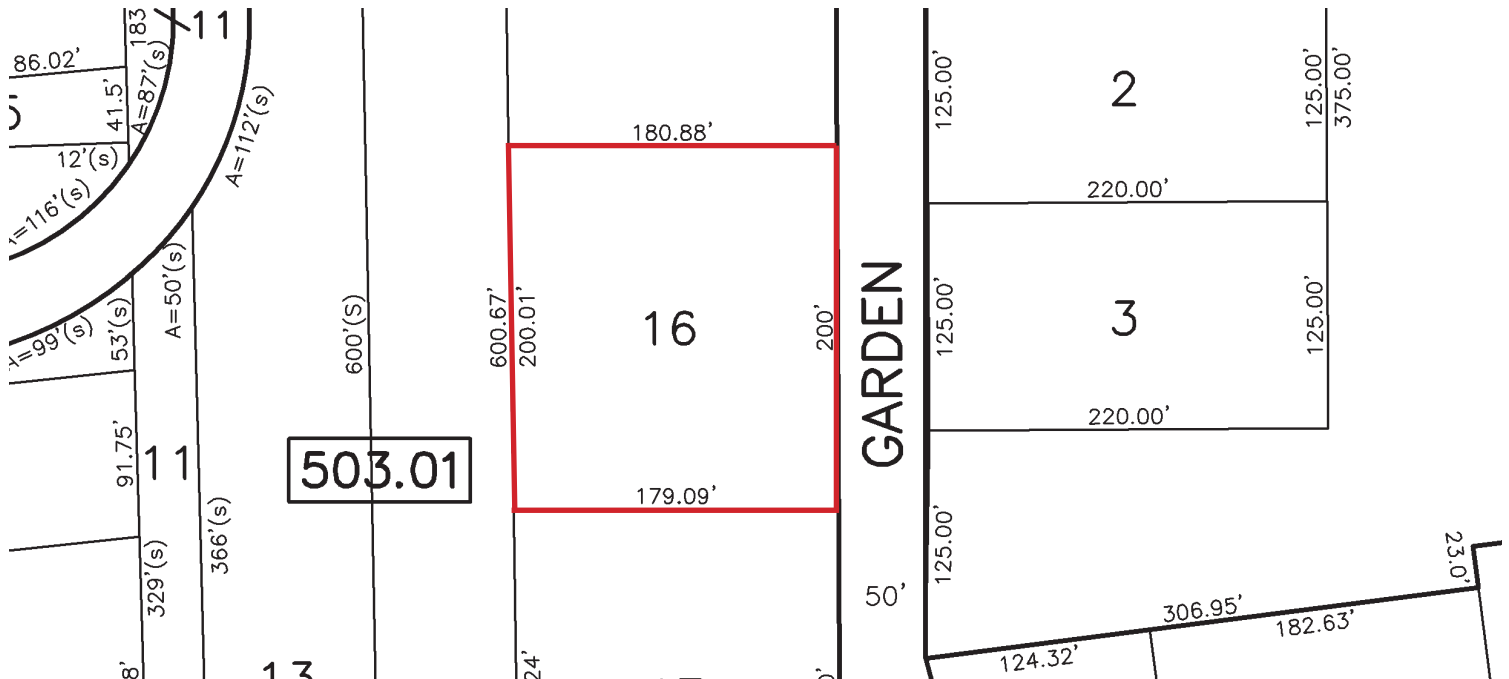
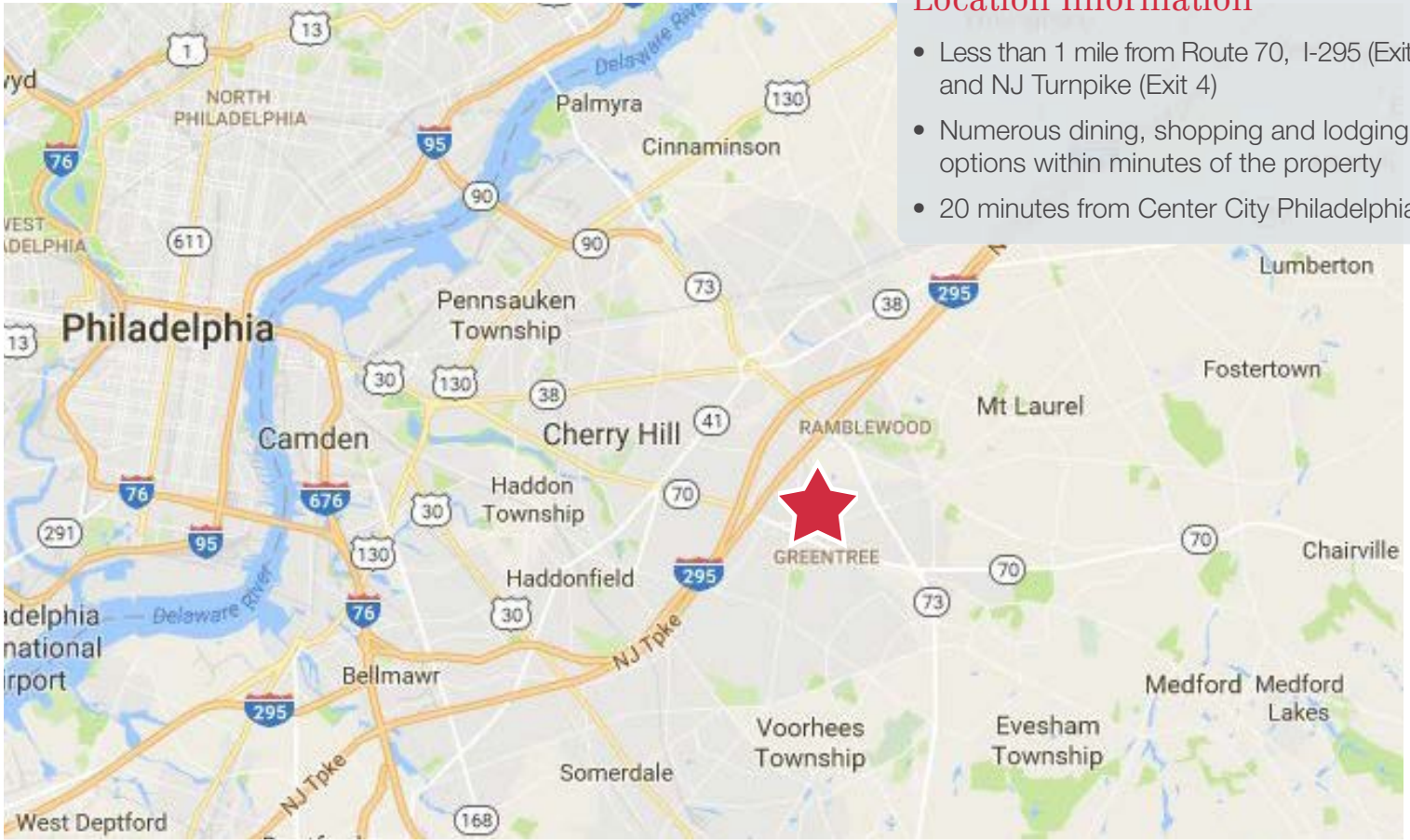
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Location Information

- Less than 1 mile from Route 70, I-295 (Exit 34) and NJ Turnpike (Exit 4)
- Numerous dining, shopping and lodging options within minutes of the property
- 20 minutes from Center City Philadelphia



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