



PREMIER VINELAND NNN INVESTMENT/POTENTIAL REDEVELOPMENT OPPORTUNITY



1184 EAST LANDIS AVENUE | VINELAND, NJ



Wolf Commercial Real Estate
www.WolfCRE.com



PROPERTY DESCRIPTION

- Location** 1184 East Landis Avenue
Vineland, NJ 08360
- Size / SF Available** 13,300 SF
- Sale Price** Call for information
- Property / Area Description**
- First Floor (3,989 SF) former bank branch
 - Second Floor (6,790 SF) consists of conference room, breakroom, bullpen area with perimeter offices
 - Easy access to Routes 40 and 55
 - Close proximity to various national retailers
 - Abundant Parking
 - Situated on 1.469 acres



LEASE TERMS

- Current Rent** \$640,722.66
- Lease Expiration** 8/31/2025

Contact Us

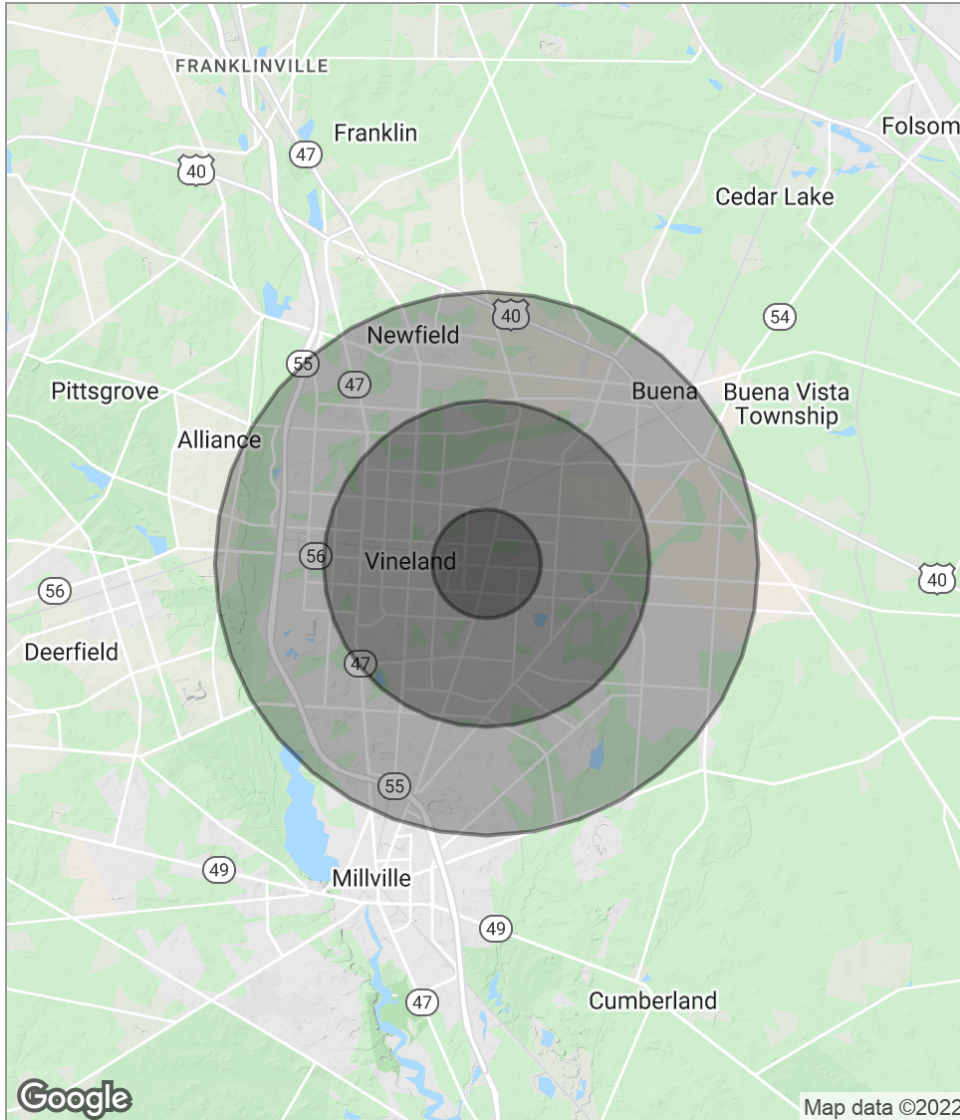
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follow us:    

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DEMOGRAPHICS MAP



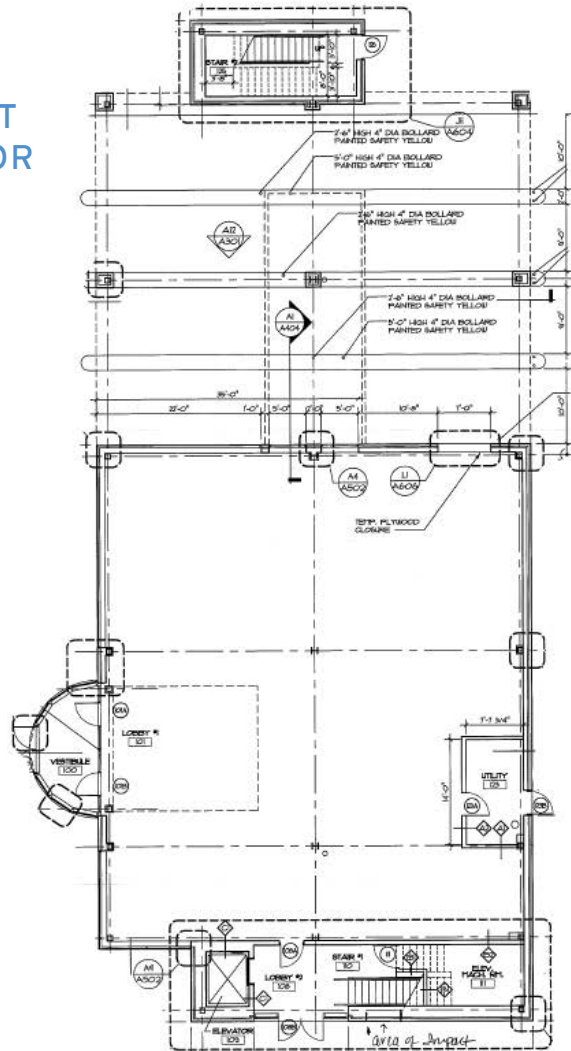
POPULATION	1 MILE	3 MILES	5 MILES
Total population	8,969	50,685	77,685
Median age	37.3	36.8	36.9
Median age (male)	34.2	35.0	35.1
Median age (Female)	40.9	38.8	38.8
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,457	17,485	26,979
# of persons per HH	2.6	2.9	2.9
Average HH income	\$61,121	\$65,802	\$66,973
Average house value	\$186,971	\$192,824	\$197,469

* Demographic data derived from 2010 US Census

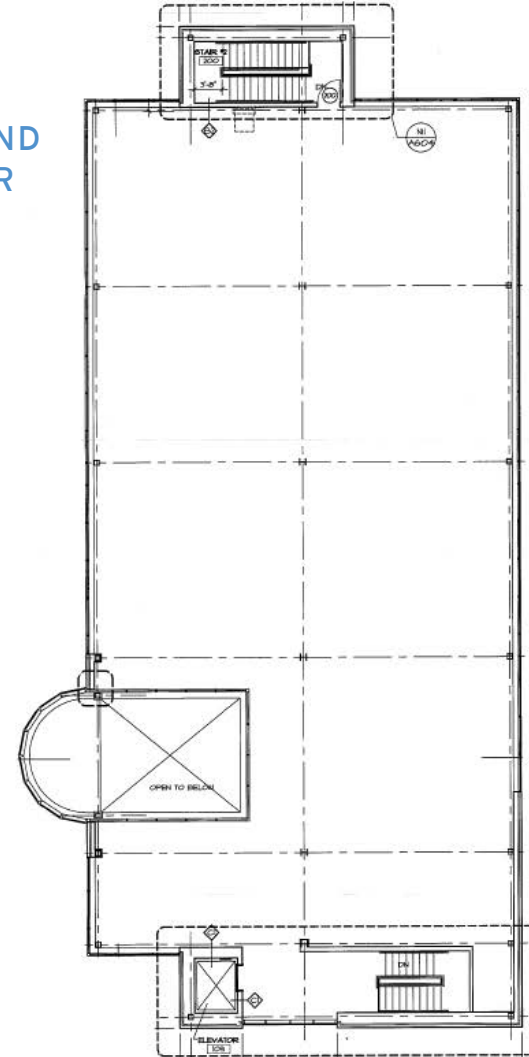
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FLOOR PLANS

FIRST FLOOR

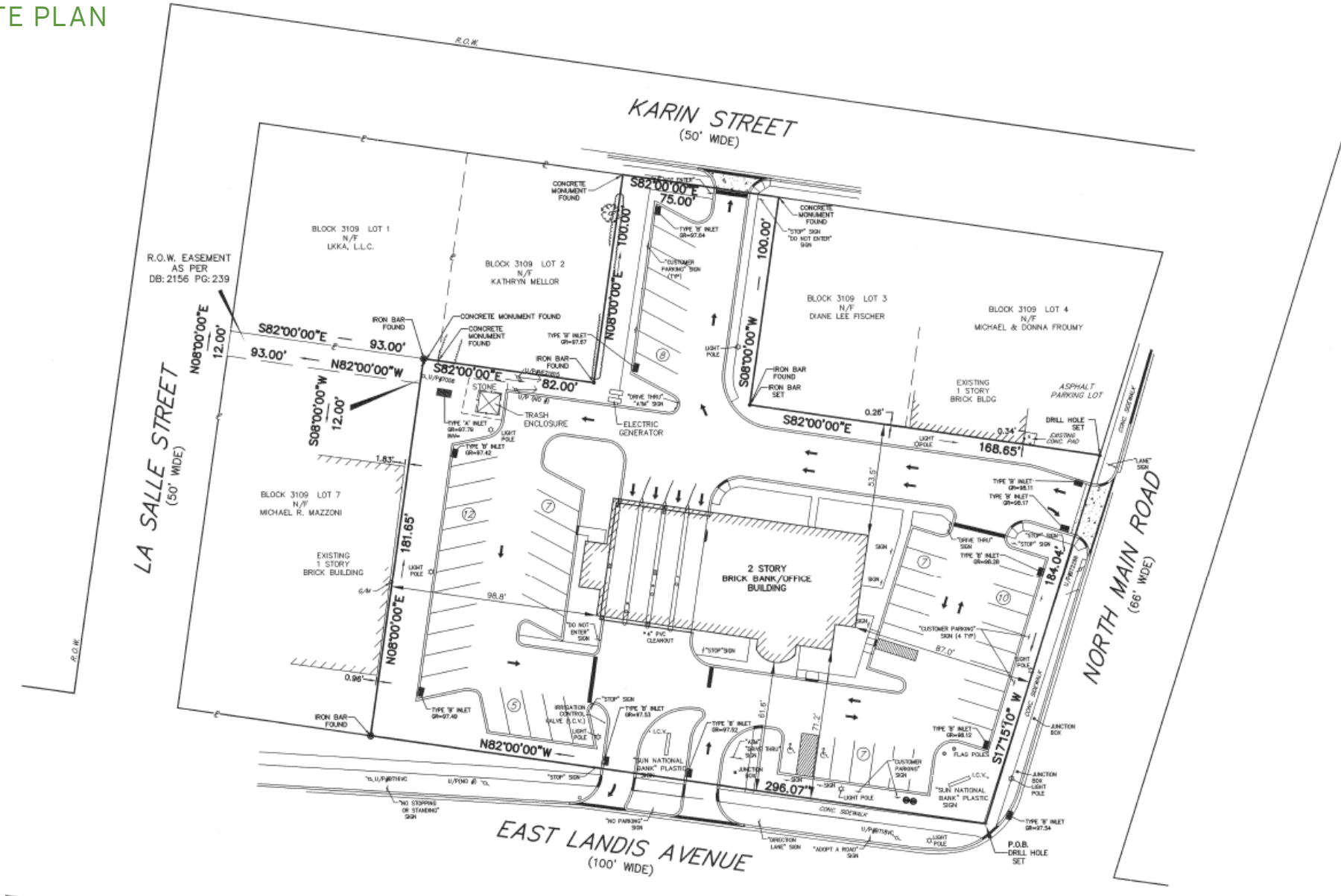


SECOND FLOOR



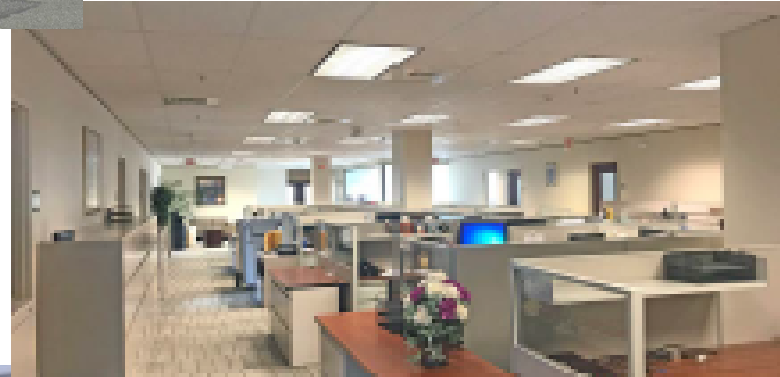
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SITE PLAN



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ADDITIONAL IMAGES



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