



FORMER BANK FOR SALE OR LEASE

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1302 ROUTE 38, HAINESPORT, NJ

**Property Description:**

Former Bank Branch

Available:

4,000 +/- SF

Lot Size:

1.6 +/- Acres

Lease Rate:

\$30.00/ SF NNN

Sale Price:

Call for Information

Comments:

- Outstanding location on Rt 38, situated on corner lot at signalized intersection
- Ideal for all Medical or Retail uses
- 3 Drive-thru lanes
- Direct access off Route 38
- Abundant Parking spaces
- Existing 4,000 +/- sf with potential expansion up to 6,000 +/- sf
- Digital pylon sign offering excellent exposure
- Traffic counts of 32,156 VPD

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Rose Commercial Real Estate is a full service commercial real estate firm, specializing in all facets of the industry ~ representing buyers and sellers, landlords and tenants as well as investors both big and small. Key to our growth is experience combined with in depth understanding of the South Jersey real estate market. But that alone is only a part of the comprehensive service we provide clients. With our unique **CIRCLES FOR SUCCESS** and start-to-finish commitment, we make things happen.

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