

Asking Price  
\$1,050,000



Building 300, Suite 322,  
Professional View Dr, Freehold, NJ

3,284 SF Fully Built Out Medical Condo





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## Property Summary

Suite	322
Gross SF	3,180 SF
Zoning	P-1 -Professional Office Zone
Lot   Block	2.09   86
Real Estate Taxes	\$13,102

### 300 Pond View Professional Park: Unit 322

Expansive fully built out modern medical condo with 8+ exam rooms and lab space that is currently utilized by a Dermatology Company. This commercial condo is among many medical tenants in the plaza that range from Skin & Aesthetics, Orthopedics, Sports and Geriatric Medicine.

Potential uses can range from Primary Care Physicians, Dermatology, Gastroenterology, Mammography and more.

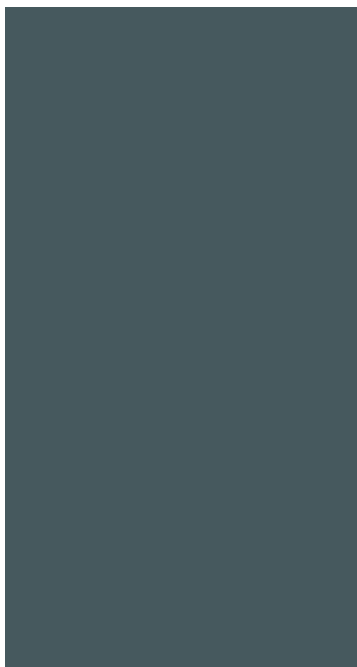
300 Professional View Drive is situated along Monmouth Road's medical corridor and within close proximity to the Centra State Medical Center.







EXIT









STAFF ONLY

PLEASE STAY  
6FT  
APART

STAY 6FT APART







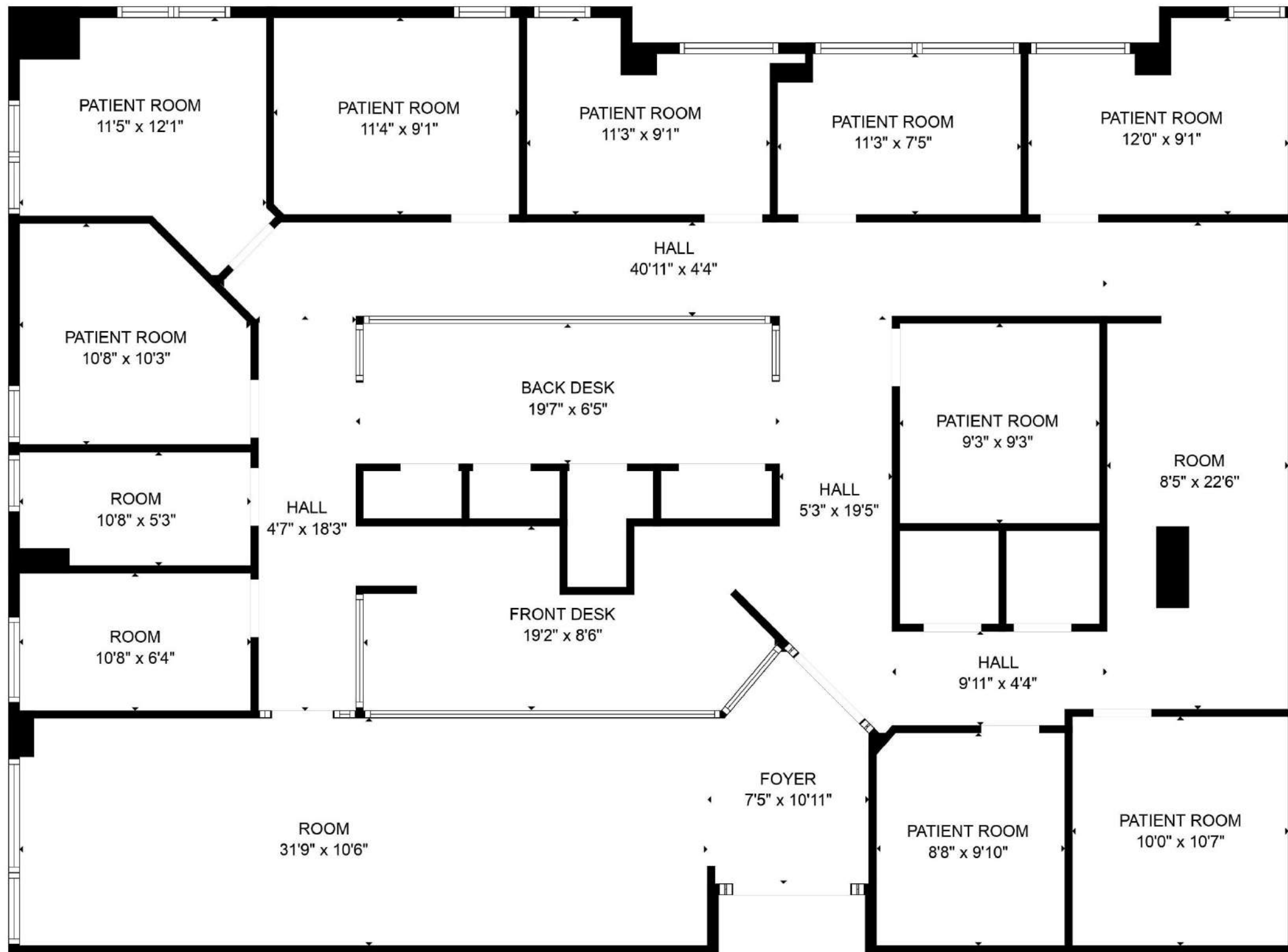












322 Professional View Dr, Freehold

# FLOOR PLAN

# LOCATION

**Livoti's** OLD WORLD MARKET | **ups** | **W** | **Vincent's** ITALIAN RESTAURANT Family Run | **Olive Garden** | **LONGHORN STEAKHOUSE**  
**DUNKIN' DONUTS** | **SKILLET** | **Panera BREAD** | **CHASE** | **Walmart**

**The Bagel Nook** | **Frutta BOWLS** | **EST 1996 ROMEO'S PIZZERIA**  
**Jade Palace** 玉宮 | **verizon** | **La Dolce Bakery**

**STOP & SHOP** | **Starbucks** | **Bank of America** | **TD Bank** | **CVS**

**WELLS FARGO**

**T Mobile** | **Sam's CLUB**

**THE ORTHOPEDIC INSTITUTE of New Jersey**  
**UNIVERSITY RADIOLOGY**



Monmouth Rd

Professional View Dr



**CentraSate Medical Center**  
Emergency Room

**Vanvelthoven Deborah**  
Medical Clinic

**MHC HealthCare**  
Physical therapy Clinic

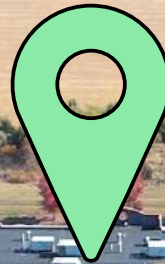
**Center For Allergy Ent**  
Medical Center

**Centra Medical**  
Medical Center

**Certified Dermatology**  
Skin Care Clinic

**Medico Care**  
Medical Clinic

**NorthEast Spine and Sports**  
Sports medicine Clinic



**Family Practice of CentraSate**  
Internist

**Health Awareness Center**  
Wellness Center

**Ortho NJ**  
Orthopedic Surgeon

**Professional View Dr**

**LOCATION**



# Tenants Building 300

## 1<sup>st</sup> Floor



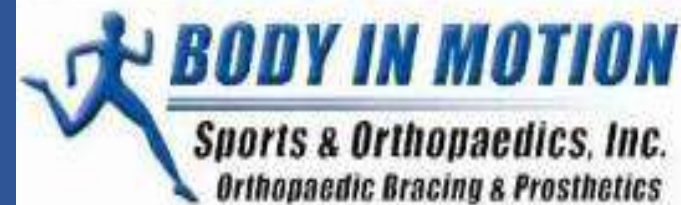
ADVANCED ORTHOPEDICS AND  
SPORTS MEDICINE INSTITUTE, PC - 301



ADVANCED PHYSICAL THERAPY  
OF FREEHOLD - 301



ADVANCED ORTHOPEDICS AND  
SPORTS MEDICINE INSTITUTE, PC - 301



BODY IN MOTION - 302

## 2<sup>nd</sup> Floor



HEALTHY WOMEN OBSTETRICS  
AND GYNECOLOGY - 312



MED LABS BLOOD  
DRAW STATION - 320

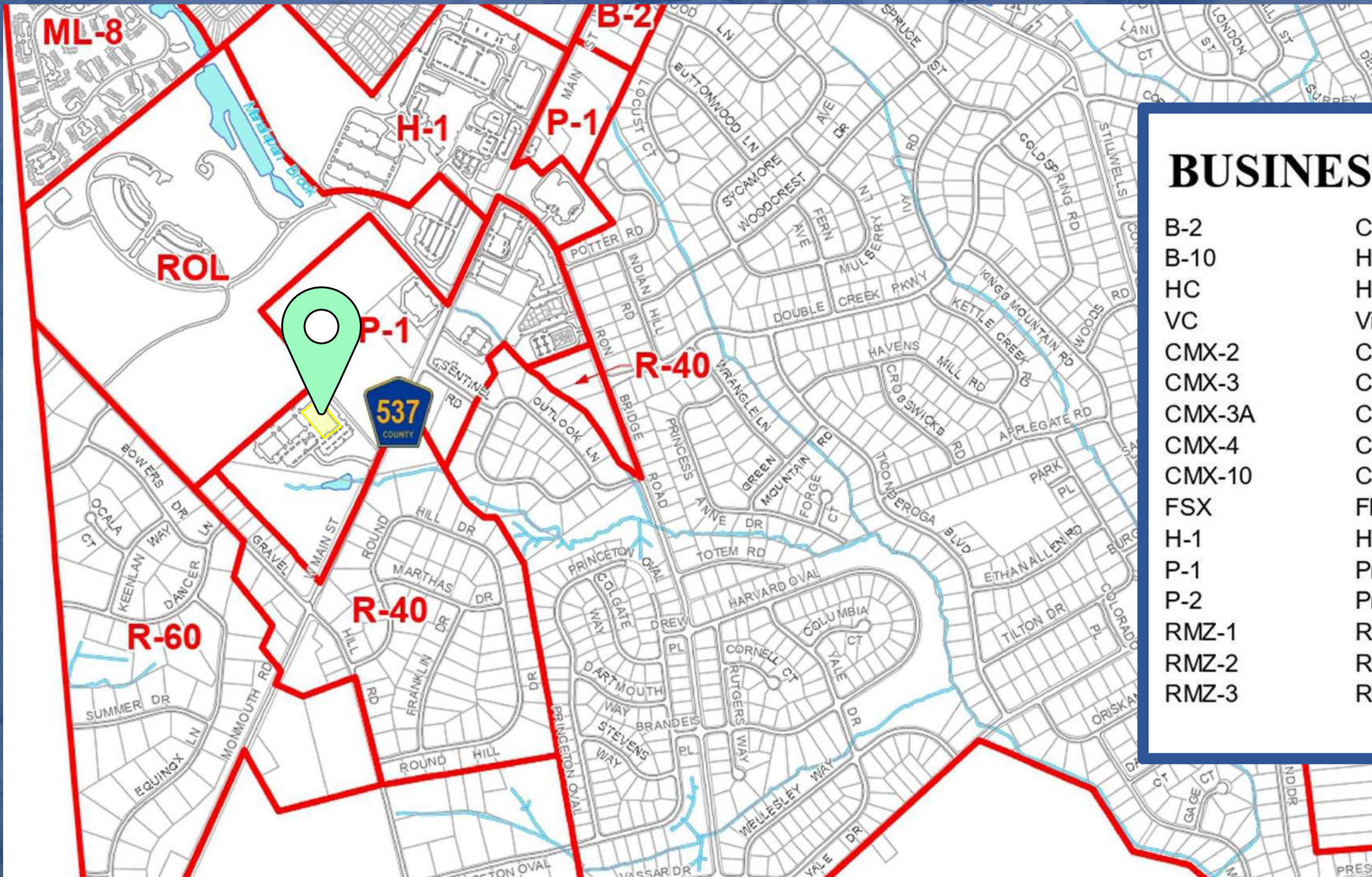


ELITE MEDICAL CARE - 318



REGIONAL CANCER CARE  
ASSOCIATES - 326

# ZONING



## BUSINESS/ OFFICE

B-2	Commercial
B-10	Highway Development- 10 Acres
HC	Historical Commercial- 40,000 Sq. Ft.
VC	Village Center
CMX-2	Corporate Multi-Use- 2 Acres
CMX-3	Corporate Multi-Use- 3 Acres
CMX-3A	Corporate Multi-Use- 3 Acres
CMX-4	Corporate Multi-Use- 4 Acres
CMX-10	Corporate Multi-Use-10 Acres
FSX	Flex Space
H-1	Hospital- 3 Acres
P-1	Professional Office- 2 Acres
P-2	Professional Office- 25,000 Sq. Ft.
RMZ-1	Regional Mall Zone
RMZ-2	Regional Mall- Ancillary Retail/Service
RMZ-3	Regional Mall- Ancillary Retail Service/Use

P-1 -Professional Office Zone

# DEMOGRAPHICS

## POPULATION

2024 Projection

## 1- MILE

6,807

## 3- MILES

32,781

## 5- MILES

80,225

## 3- MILE RADIUS DEMOGRAPHICS



32,781

DAYTIME POPULATION

## HOUSEHOLDS 2024 Households

## 1- MILES

2,426

## 3- MILES

10,839

## 5- MILES

28,582



10,839

TOTAL HOUSEHOLDS

## INCOME Median

## 1- MILES

\$90,535

## 3- MILES

\$83,756

## 5- MILES

\$84,241



\$83,756

AVERAGE HOUSEHOLD INCOME

Freehold is a charming town located in Monmouth County, New Jersey. It serves as the county seat and is situated about 35 miles south of New York City and 15 miles from the Jersey Shore. The town has a population of approximately 12,000 residents in Freehold Borough, with a larger population when including the surrounding Freehold Township.

Freehold is well-connected by various transportation. Major highways such as Route 9, Route 33, and Route 18 provide easy access to and from Freehold. These roads connect the town to nearby cities, making it convenient for commuters. NJ Transit provides bus services to Freehold, with routes connecting to New York City, Newark, and other parts of New Jersey. The Freehold Bus Terminal is a key hub for these services. Although Freehold does not have its own train station, nearby stations in Matawan, Aberdeen, and Red Bank on the NJ Transit North Jersey Coast Line offer rail access to New York City and other destinations.

Downtown Freehold is a bustling area with a variety of shops, restaurants, and cafes. The Freehold Raceway Mall, one of the largest malls in New Jersey, offers a wide range of retail options, dining establishments, and entertainment.

Freehold has several parks and recreational areas, including Michael J. Tighe Park, which offers sports fields, playgrounds, and walking paths. The Monmouth County Historical Association operates several museums and historic sites in the area, offering residents and visitors cultural and educational experiences.

One of the unique features of Freehold is Monmouth Battlefield State Park. This park is a significant historic site where visitors can explore the battlefield, enjoy scenic hiking trails, and learn about the Battle of Monmouth through exhibits and reenactments.

Freehold, New Jersey, is a town that blends historic charm with modern amenities. Its rich history, vibrant downtown, and strong sense of community make it an attractive place to live and visit. Whether exploring historic sites, enjoying local shopping and dining, or participating in community events, Freehold offers something for everyone.



**Monmouth County** is a county located in the central portion of the U.S. state of New Jersey. It is bordered to its west by Mercer and Middlesex Counties, to its south by Ocean County, to its east by the Atlantic Ocean, and to its north by the Raritan Bay (sharing a border with the boroughs of Staten Island, Brooklyn, and Queens in New York City, across it). The county was the state's fifth-most-populous county with a population of 643,615.





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