

**FOR  
SALE**

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1873 Marlton Pike, East, Suite 1C  
Cherry Hill, NJ 08003

**STONE YARD AND OFFICE FOR SALE**  
**65 N GREENWICH ST, SALEM, NJ 08079**



**DISCLAIMER**

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# OFFERING SUMMARY

**Price:** \$369,000

**Acreage Available:** +/- 2.61 Acres

**Signage:** Facade

**Parking:** Abundant

**Zoning:** RR



## PROPERTY HIGHLIGHTS

- + Situated in the heart of Alloway Township, this property offers a rare blend of peaceful, small-town living and convenient regional access. Residents enjoy a quiet, established neighborhood atmosphere while still being within reasonable driving distance to major employment hubs such as Wilmington, Delaware and Philadelphia, making it an appealing option for commuters seeking a more relaxed lifestyle without sacrificing accessibility.
- + The +/- 2.61 Acres combined of 2 lots and currently used as Stone Yard and a house that is currently used as an office
- + The sizable lot provides ample outdoor space ideal for a variety of businesses/development options.

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# DEMOGRAPHICS

**KEY**

<span style="color: green;">■</span>	1 MILE
<span style="color: blue;">■</span>	3 MILE
<span style="color: orange;">■</span>	5 MILE

POPULATION			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2025	755	2,448	6,738
PROJECTED 2030	745	2,413	6,706

HOUSEHOLDS			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2025	288	935	2,565
PROJECTED 2030	284	922	2,553

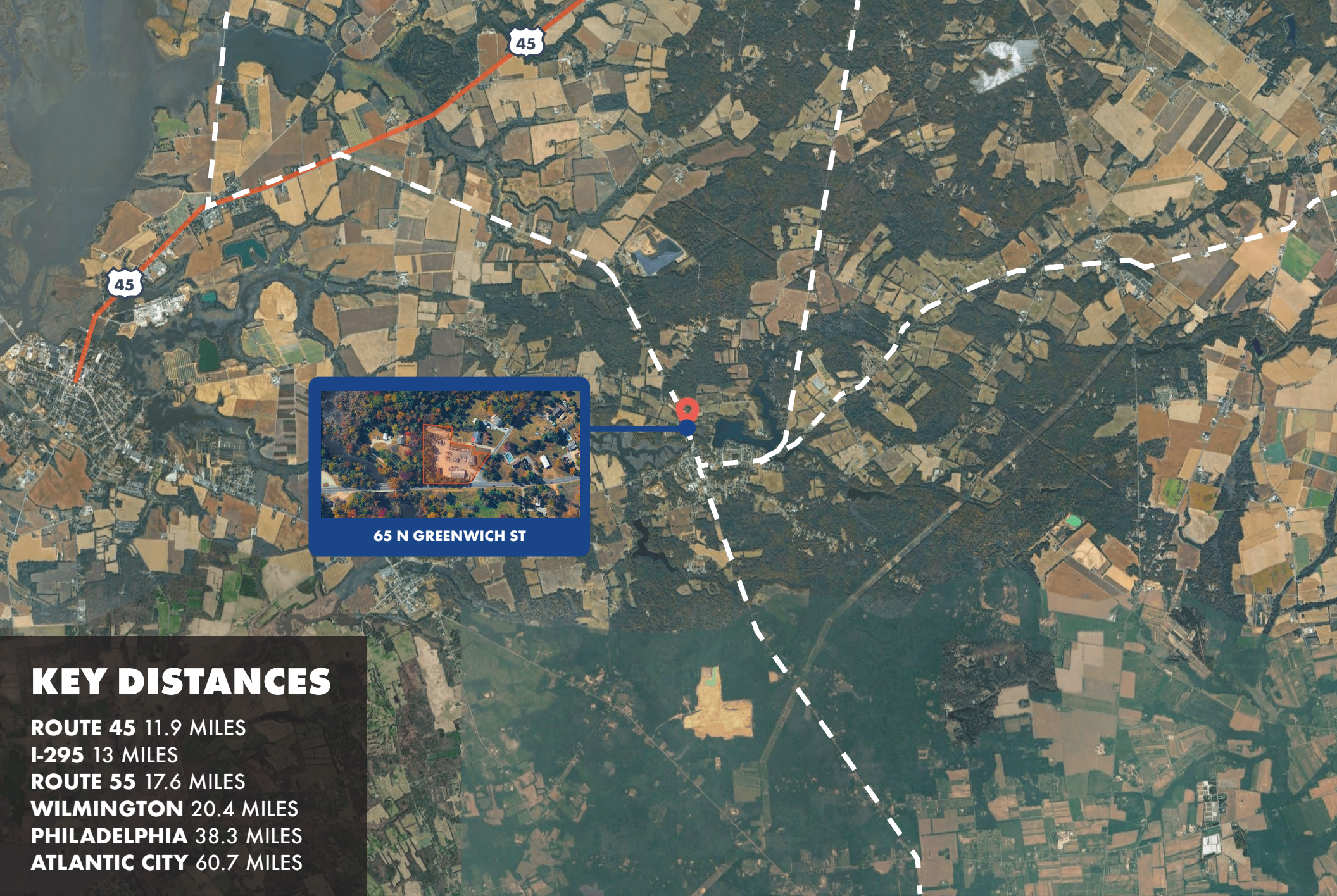
INCOME			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2025	\$132,547	\$131,305	\$121,195
MEDIAN 2030	\$116,477	\$109,239	\$98,463

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## KEY DISTANCES

ROUTE 45 11.9 MILES

I-295 13 MILES

ROUTE 55 17.6 MILES

WILMINGTON 20.4 MILES

PHILADELPHIA 38.3 MILES

ATLANTIC CITY 60.7 MILES

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# NEARBY AMENITIES

## DINING

- Alloway Pizza and Grill
- Dirty Jersey Tavern
- McDonald's
- Wawa
- Wendy's
- Dunkin'
- Chick-fil-A
- Burger King
- Taco Bell
- Hudock's Custard Stand

## RETAIL/GROCERY

- Alloway Pottery
- Bud's Market Alloway
- Fulton Bank
- Dollar General
- Advance Auto Parts
- Snack & Go Food Marts
- Sunoco
- JCPenney
- ACME Markets
- Norman's Hallmark
- Great Clips
- USPS

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