



Cape May Court House  
301 Route 9 North, Cape May Court House, NJ 08210

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**David Lerman**  
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# Cape May Court House

## \$1,750,000

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- Corner property at a major lighted intersection: the premier “Main on Main” intersection in all of Cape May County.
- Excellent exposure directly across from Cape Regional Medical Center - a 242-bed acute care center servicing all of Cape May County.
- Cape May Court House is the county seat for Cape May County, providing stable year-round population
- Close proximity to Garden State Parkway
- This property is best suited for an owner/occupant (e.g., medical practice) who would repurpose the existing structure; or
- A national credit QSR user as a re-development site.

Price: \$1,750,000

Building Size: 2,800 SF

Price/SF:\$625

Property Type: Retail

Property Sub-type: Free Standing Building

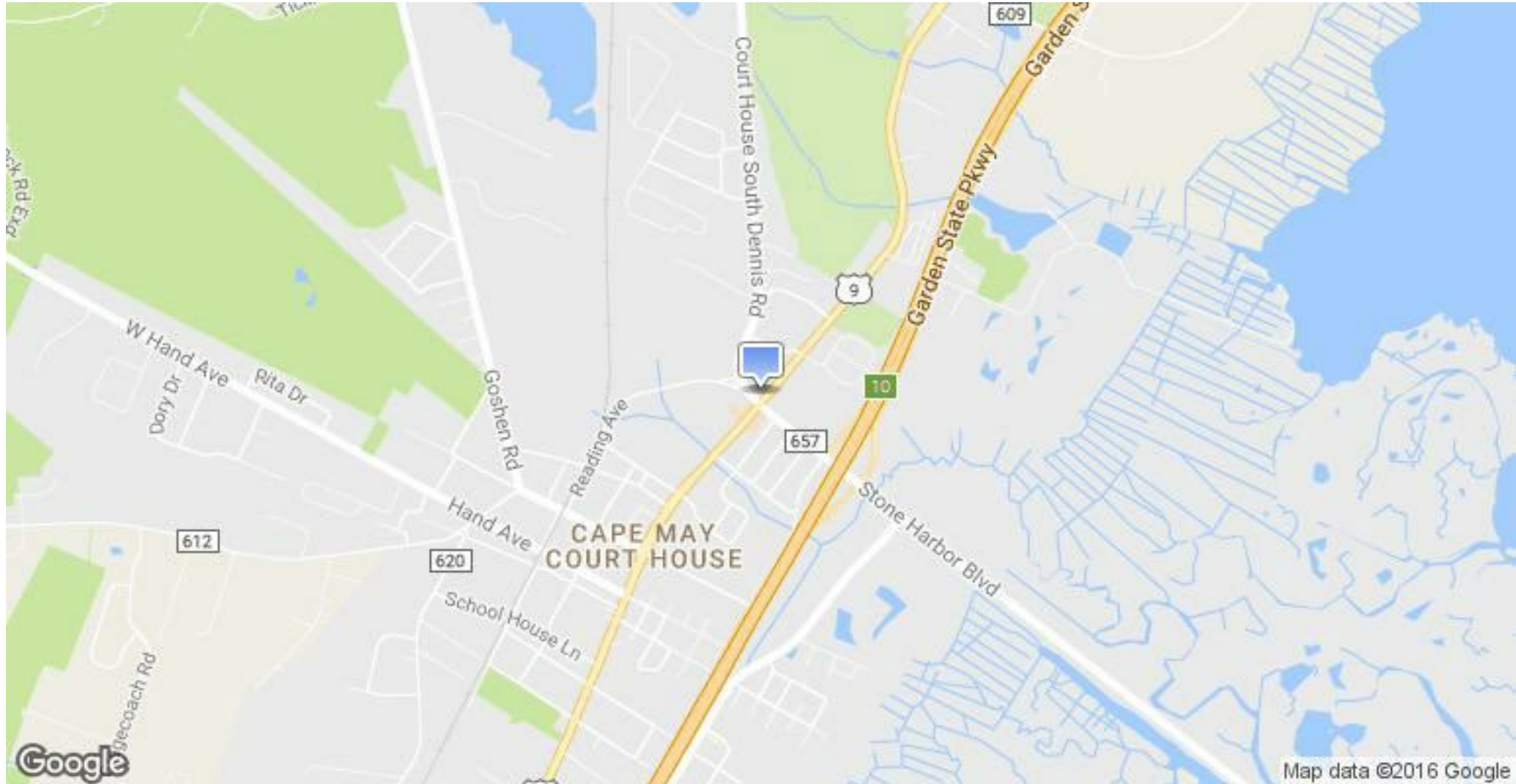
No. Stories: 1

Year Built: 1987

Lot Size: 0.70 acres



## 301 Route 9 North, Cape May Court House, NJ 08210



Atlantic Cape Hearing

301 US-9

N Main St

por Outlet

ce

Cape Regional Health System...

Cape Regional Health System

Court House Diner Family

## **PROPERTY PROFILE**

### **301 N. Rte. 9 Cape May Court House, New Jersey**

*(All information provided without representation or warranty, on a courtesy basis only, to be verified by Buyer)*

Property Address	301 Route 9, Cape May Court House, New Jersey			
Block and Lot	Block 212.01; Lots: 1 & 2			
Price	\$1,750,000			
Property Description and Highlights	<ul style="list-style-type: none"><li>• Corner property at a major lighted intersection.</li><li>• The premier “Main on Main” intersection in all of Cape May county.</li><li>• Excellent exposure directly across from Cape Regional Medical Center - a 242-bed acute care center servicing all of Cape May County.</li><li>• Cape May Court House is the county seat for Cape May County, providing stable year-round population.</li><li>• Close proximity to Garden State Parkway</li></ul>			
Land Area (approx.)	.70 acres			
Building Area (approx.) and Building Dimensions (approx.)	2,800 SF 48' x 56'			
Stories	1			
Zoning	TC – Town Commercial			
Other				
<b>Utility/Service</b>	<b>Vendor</b>	<b>Public/Private</b>	<b>Bills Lienable?</b>	<b>Contact</b>
Electric	AC Electric		No	
Gas	SJ Gas		No	
Water	American Water		No	
Sewer	Middle Township		Yes	
Taxes	Middle Township		Yes	

**For additional information, please contact:**

**David Lerman**

**Arqeo Management**

**1519 Spruce Street, Suite 1000**

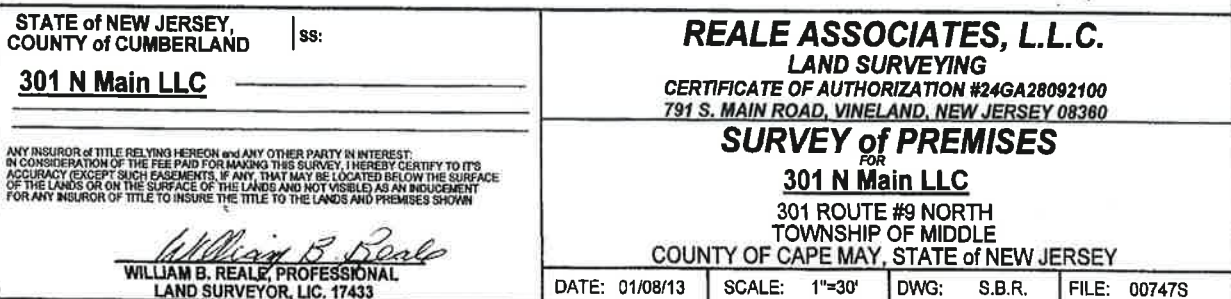
**Philadelphia, PA 19102**

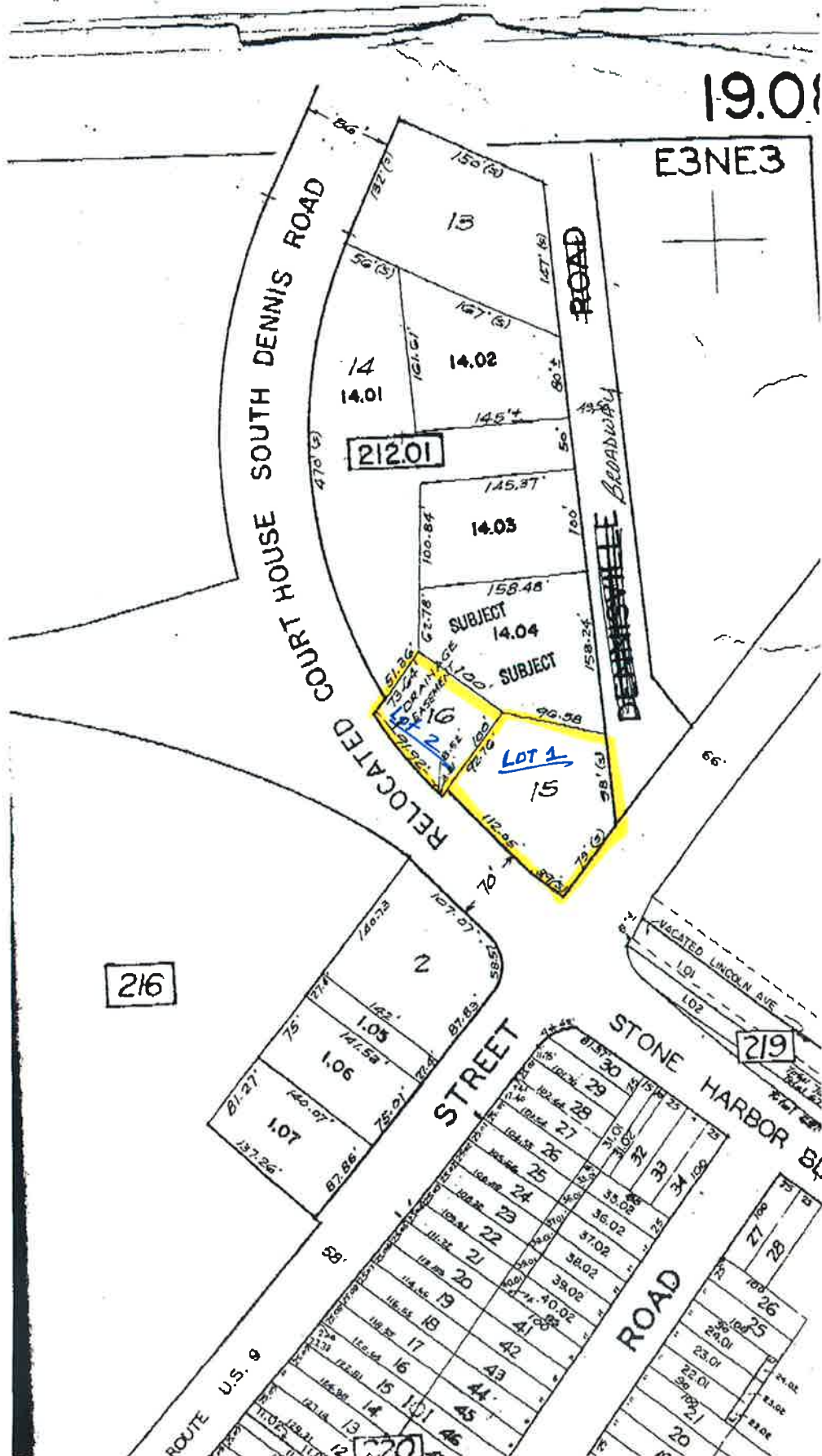
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THIS SURVEY IS SUBJECT TO ANY EASEMENT OF RECORD  
AND OTHER PERTINENT FACTS WHICH A TITLE SEARCH  
MIGHT DISCLOSE.





### 2 Records Found on Map View