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**RETAIL SPACES FOR LEASE**

**530 CROWN POINT ROAD, WEST DEPTFORD, NJ 08086**



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# OFFERING SUMMARY

**Asking Lease Rate: \$12.50/SF NNN**

**SF Available:**

+/- 850 RSF

+/- 1,100 RSF

+/- 1,950 RSF Combined

**Signage: Monument**

**Parking: +/- 70 Surface Spaces**

**Zoning: C-1**



## PROPERTY HIGHLIGHTS

- + West Deptford Township offers convenient access to major highways, including Interstate 295 and the New Jersey Turnpike, facilitating easy travel to Philadelphia and other parts of New Jersey
- + Mixed-use shopping center offering a variety of dining options and services
- + The available retail spaces were previously an insurance agency and event center. This location is perfect for food, retail, medical and many other approved uses



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# DEMOGRAPHICS

POPULATION			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2023	5,176	45,061	139,298
PROJECTED 2028	5,333	46,612	141,641

HOUSEHOLDS			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2023	2,117	18,465	55,266
PROJECTED 2028	2,182	19,105	56,135

INCOME			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE INCOME	\$104,026	\$95,334	\$100,009
MEDIAN INCOME	\$79,453	\$74,492	\$79,347



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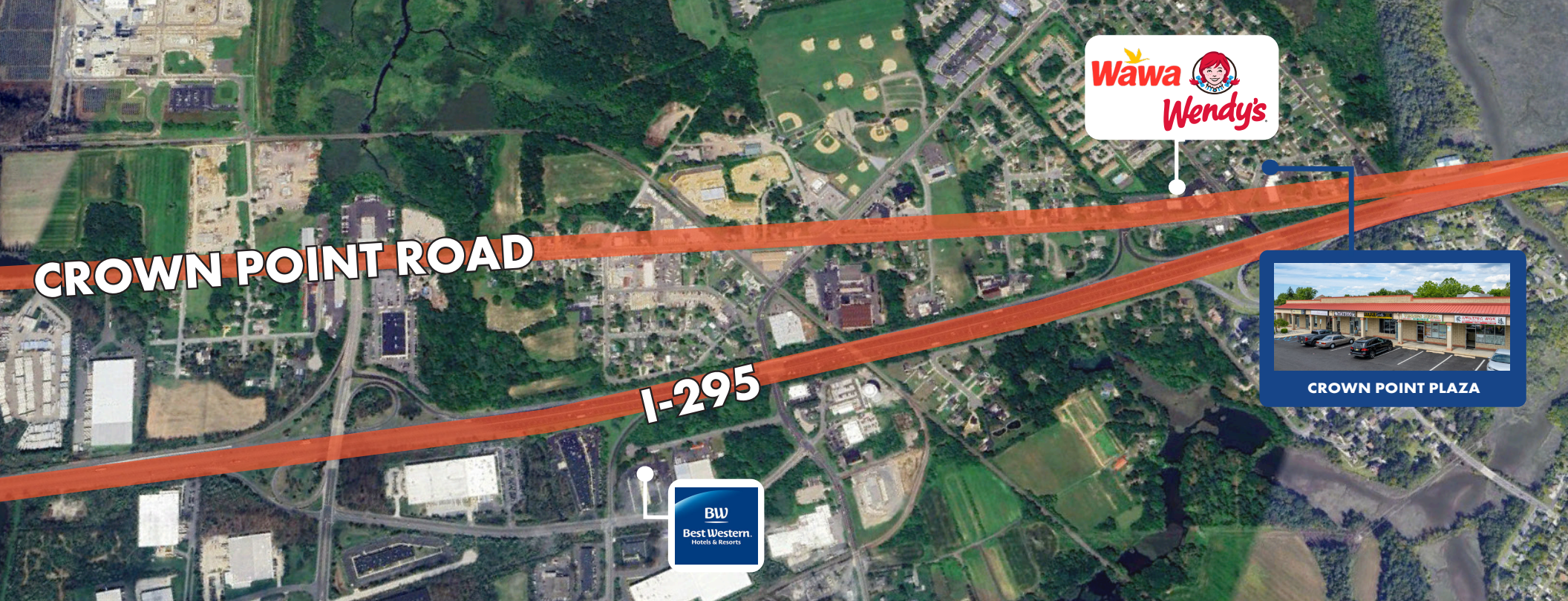
## KEY DISTANCES

- I-295 .4 MILES
- ROUTE 130 2.6 MILES
- ROUTE 42 5.3 MILES
- ROUTE 55 6.5 MILES
- NJ TURNPIKE 8.8 MILES
- I-95 10.7 MILES



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**CROWN POINT ROAD**

**I-295**



# NEARBY AMENITIES

## DINING

- Bagel House
- Charlie Browns Fresh Grill
- Cicontes Italia Pizzeria
- Crown Chicken
- Dunkin
- LC's Family Style Restaurant
- McDonalds
- Wendys
- Whole & Grounded Café

## RETAIL/GROCERY

- ALDI
- Best Western
- Crown Point Truck Shop
- Donnelly Supply
- Ed's Deli
- Inspira Health Woodbury
- Midas
- Pepboys
- Riverwinds
- Shoprite
- Town Liquors
- Wawa



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