

# FLEX CONDO AVAILABLE FOR SALE OR LEASE

WITH  
GARAGE &  
2 BAYS



## 6604 DELILAH ROAD EGG HARBOR TOWNSHIP, NJ

**John Mazurie**  
Senior Advisor  
609.412.8690  
john.mazurie@wolfcre.com



The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof.  
Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.



**Wolf Commercial Real Estate**  
**www.WolfCRE.com**



## PROPERTY DESCRIPTION

**Location:** 6604 Delilah Road  
Egg Harbor Township, NJ 08234

**Size/SF:** +/- 1,846 SF

**Sale Price:** \$300,000

**Lease Price:** \$3,000 a month

**Signage:** Pylon Signage

## PROPERTY AREA/HIGHLIGHTS

- Available beginning of 2025
- Ample parking
- AC/Heat
- Office space, bathroom, kitchenette
- 2 tall garage bays
- Minutes away from the Garden State Parkway & AC Expressway
- Close proximity to the Black Horse Pike, Route 9, various retailers and Atlantic City International Airport

## AERIAL MAP



The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.