

# WEST JERSEY MEDICAL PLAZA

94 Brick Road, Marlton, NJ 08053



FOR LEASE



OFFICE/MEDICAL



UP TO 23,539 SF



## PROPERTY DESCRIPTION

Prime office / medical space in South Jersey's sought after 3M market! Suites available to accommodate many configurations and size ranges. Part of Virtua West Jersey Health System Marlton Campus with direct access to hospital and multiplex rehabilitation facility.

- Located just off Route 73 with easy access to I-295 & NJ Turnpike
- Surrounded by numerous retailers & restaurants including the Promenade at Sagemore

LEASE RATE:

**\$15.00 SF/YR (NNN)**

## FOR MORE INFORMATION

Rebecca Ting, SIOR

☎ 856.234.9600 x206

✉ rebecca.ting@naimertz.com

Julie Kronfeld, SIOR

☎ 856.802.6516

✉ julie.kronfeld@naimertz.com

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

# NAI Mertz



NAI Mertz | 21 Roland Avenue

Mount Laurel, NJ 08054

856.234.9600 | [naimertz.com](http://naimertz.com)



# WEST JERSEY MEDICAL PLAZA

94 Brick Road, Marlton, NJ 08053



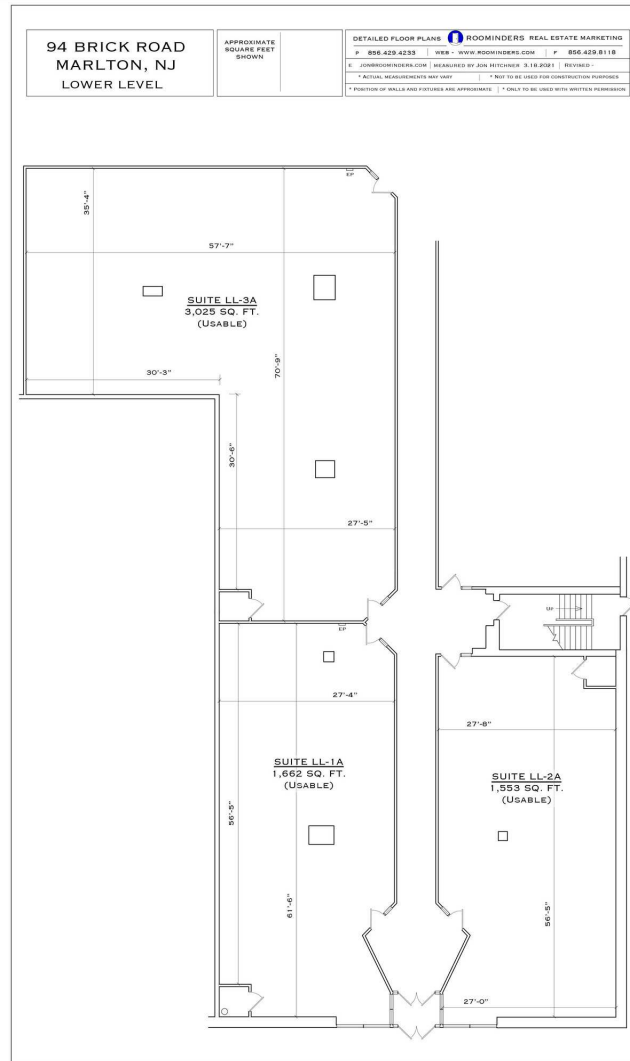
FOR LEASE



OFFICE/MEDICAL



UP TO 23,539 SF



## AVAILABLE SPACES - LOWER LEVEL

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
1-A - 94 Brick Road	1,662 SF	NNN	\$15.00 SF/yr	1,662 Usable SF
2-A - 94 Brick Road	1,553 SF	NNN	\$15.00 SF/yr	1,553 Usable SF
3-A - 94 Brick Road	3,025 SF	NNN	\$15.00 SF/yr	3,025 Usable SF

## FOR MORE INFORMATION

Rebecca Ting, SIOR

856.234.9600 x206

rebecca.ting@naimertz.com

Julie Kronfeld, SIOR

856.802.6516

julie.kronfeld@naimertz.com

# NAIMertz



NAI Mertz | 21 Roland Avenue

Mount Laurel, NJ 08054

856.234.9600 | naimertz.com

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.





# WEST JERSEY MEDICAL PLAZA

94 Brick Road, Marlton, NJ 08053



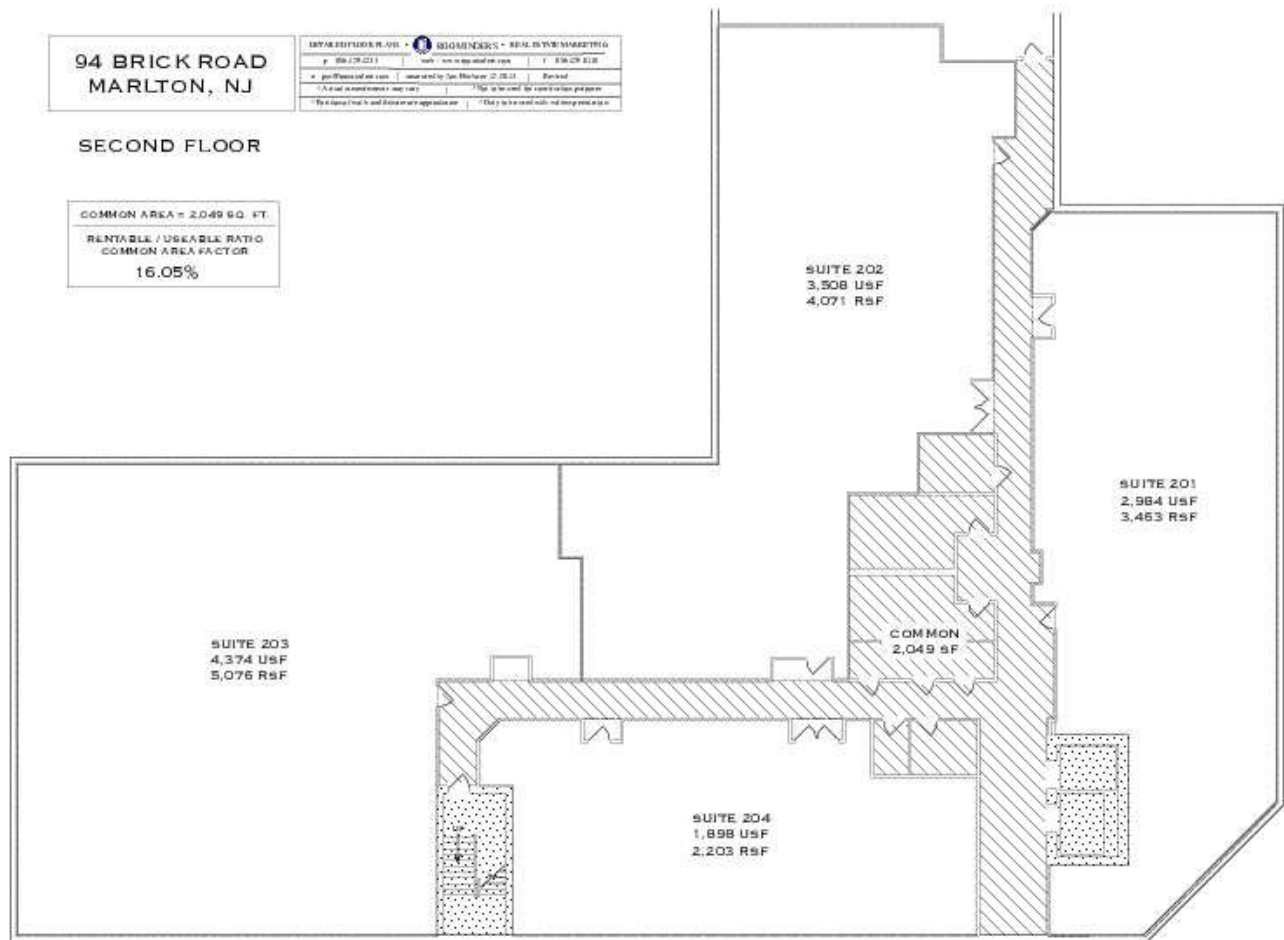
FOR LEASE



OFFICE/MEDICAL



UP TO 23,539 SF



## AVAILABLE SPACES - SECOND FLOOR

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
201 - 94 Brick Road	3,463 - 14,813 SF	NNN	\$15.00 SF/yr	Usable SF totals 2,984+/- SF. Can be combined with additional space(s) for full floor availability of 14,813+/- SF.
202 - 94 Brick Road	4,071 - 14,813 SF	NNN	\$15.00 SF/yr	Usable SF totals 3,508+/- SF. Can be combined with additional space(s) for full floor availability of 14,813+/- SF.
204 - 94 Brick Road	2,203 - 14,813 SF	NNN	\$15.00 SF/yr	Usable SF totals 1,898+/- SF. Can be combined with additional space(s) for full floor availability of 14,813+/- SF.

## FOR MORE INFORMATION

Rebecca Ting, SIOR

☎ 856.234.9600 x206

✉ rebecca.ting@naimertz.com

Julie Kronfeld, SIOR

☎ 856.802.6516

✉ julie.kronfeld@naimertz.com

# NAIMertz



NAI Mertz | 21 Roland Avenue  
Mount Laurel, NJ 08054

856.234.9600 | [naimertz.com](http://naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.



# WEST JERSEY MEDICAL PLAZA

94 Brick Road, Marlton, NJ 08053



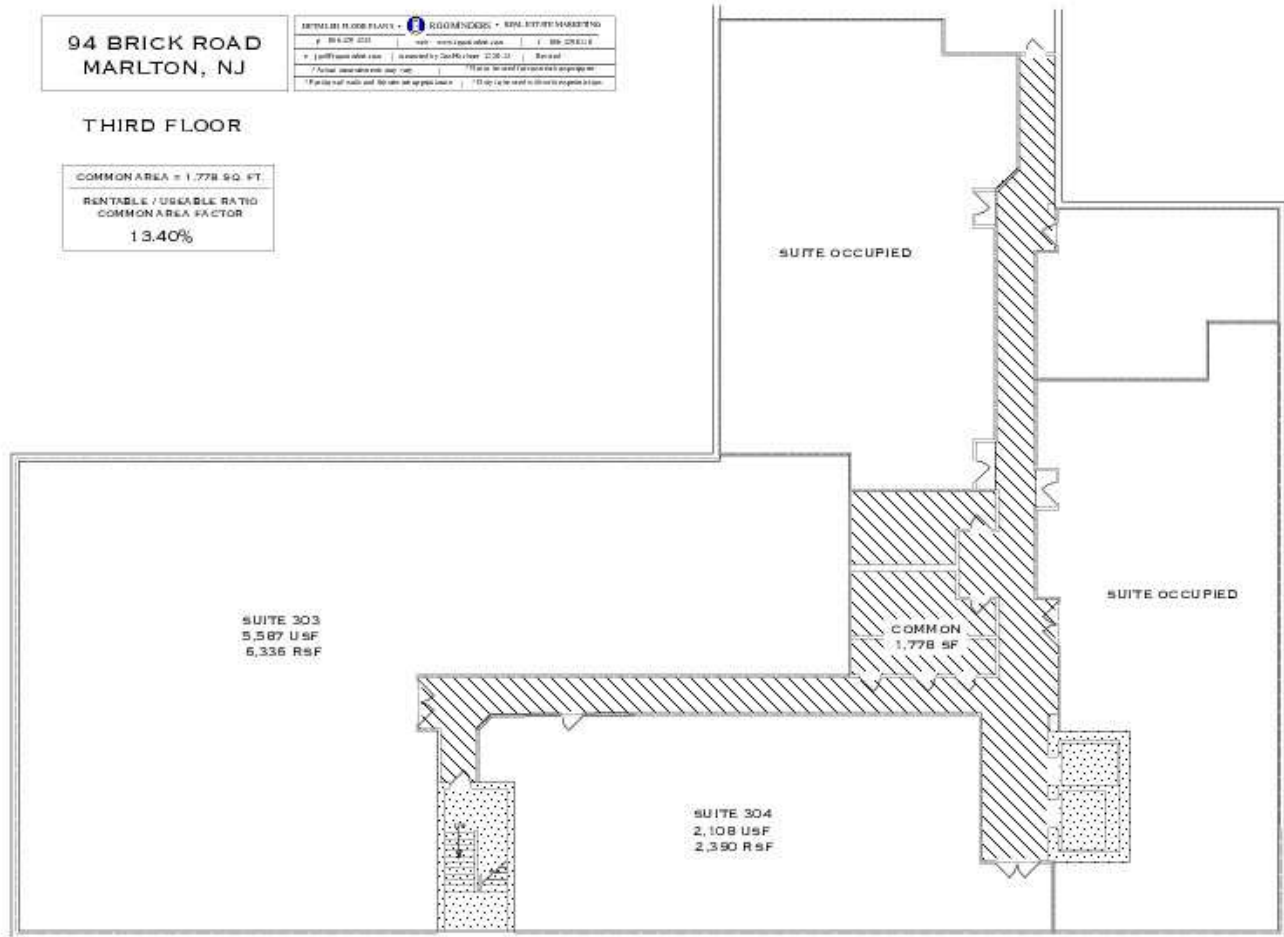
FOR LEASE



OFFICE/MEDICAL



UP TO 23,539 SF



## AVAILABLE SPACES - THIRD FLOOR

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
303 - 94 Brick Road	6,336 - 8,726 SF	NNN	\$15.00 SF/yr	Usable SF totals 5,587+/- SF. Can be combined with additional space(s) for 8,726+/- SF.
304 - 94 Brick Road	2,390 - 8,726 SF	NNN	\$15.00 SF/yr	Usable SF totals 2,108+/- SF. Can be combined with additional space(s) for 8,726+/- SF.

## FOR MORE INFORMATION

Rebecca Ting, SIOR

☎ 856.234.9600 x206

✉ rebecca.ting@naimertz.com

Julie Kronfeld, SIOR

☎ 856.802.6516

✉ julie.kronfeld@naimertz.com

# NAIMertz



NAI Mertz | 21 Roland Avenue  
Mount Laurel, NJ 08054

856.234.9600 | [naimertz.com](http://naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.





# WEST JERSEY MEDICAL PLAZA

94 Brick Road, Marlton, NJ 08053



FOR LEASE



OFFICE/MEDICAL



UP TO 23,539 SF



## LOCATION OVERVIEW

Located just off Route 73 on the grounds of Virtua West Jersey Health System Marlton Campus. Easily accessible from Route 70, I-295, and New Jersey Turnpike. Surrounded by numerous restaurants and retailers including the Promenade at Sagamore.

Map data ©2024 Google Imagery ©2024 Airbus, Maxar Technologies

## FOR MORE INFORMATION

Rebecca Ting, SIOR

☎ 856.234.9600 x206

✉ rebecca.ting@naimertz.com

Julie Kronfeld, SIOR

☎ 856.802.6516

✉ julie.kronfeld@naimertz.com

# NAIMertz



NAI Mertz | 21 Roland Avenue

Mount Laurel, NJ 08054

856.234.9600 | [naimertz.com](http://naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.





# WEST JERSEY MEDICAL PLAZA

94 Brick Road, Marlton, NJ 08053



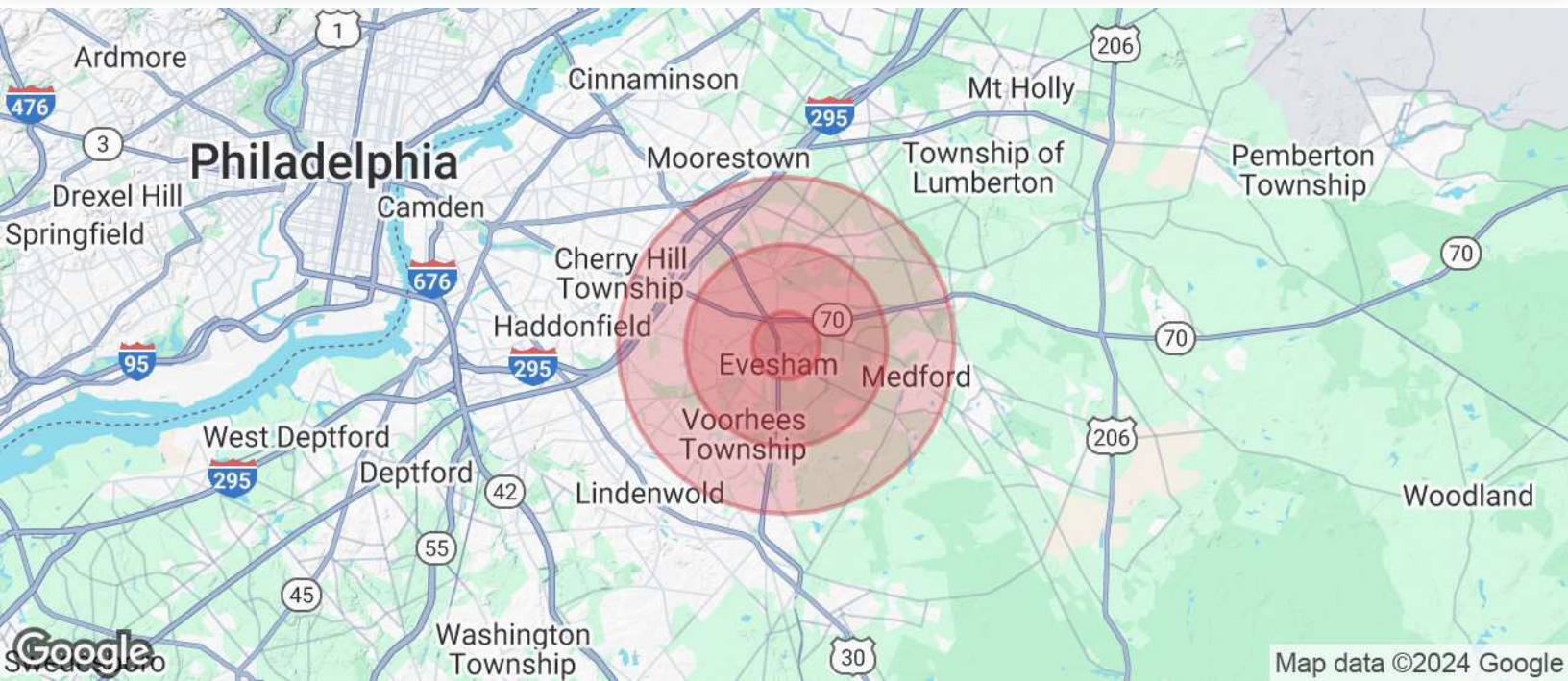
FOR LEASE



OFFICE/MEDICAL



UP TO 23,539 SF



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	8,303	68,525	151,369
Average Age	40.8	41.2	41.8
Average Age (Male)	38.1	39.6	40.5
Average Age (Female)	43.7	42.8	43.1

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,129	25,095	55,570
# of Persons per HH	2.7	2.7	2.7
Average HH Income	\$92,384	\$108,940	\$116,666
Average House Value	\$279,236	\$338,437	\$372,726

2020 American Community Survey (ACS)

## FOR MORE INFORMATION

Rebecca Ting, SIOR

856.234.9600 x206

rebecca.ting@naimertz.com

Julie Kronfeld, SIOR

856.802.6516

julie.kronfeld@naimertz.com

# NAIMertz



NAI Mertz | 21 Roland Avenue

Mount Laurel, NJ 08054

856.234.9600 | [naimertz.com](http://naimertz.com)

NAI MERTZ DISCLAIMER: NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED. OUTLINES ARE APPROXIMATE AND SHOWN ONLY TO IDENTIFY THE PARCEL IN CONSIDERATION.

