

# MOUNT LAUREL TOWNSHIP, NJ

4160 CHURCH ROAD

±7,041 SF PROPERTY AVAILABLE FOR LEASE

## TURNKEY RESTAURANT!

### SECOND GENERATION RESTAURANT AVAILABLE FOR LEASE



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get in touch.

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# SUPER REGIONAL TRADE AREA

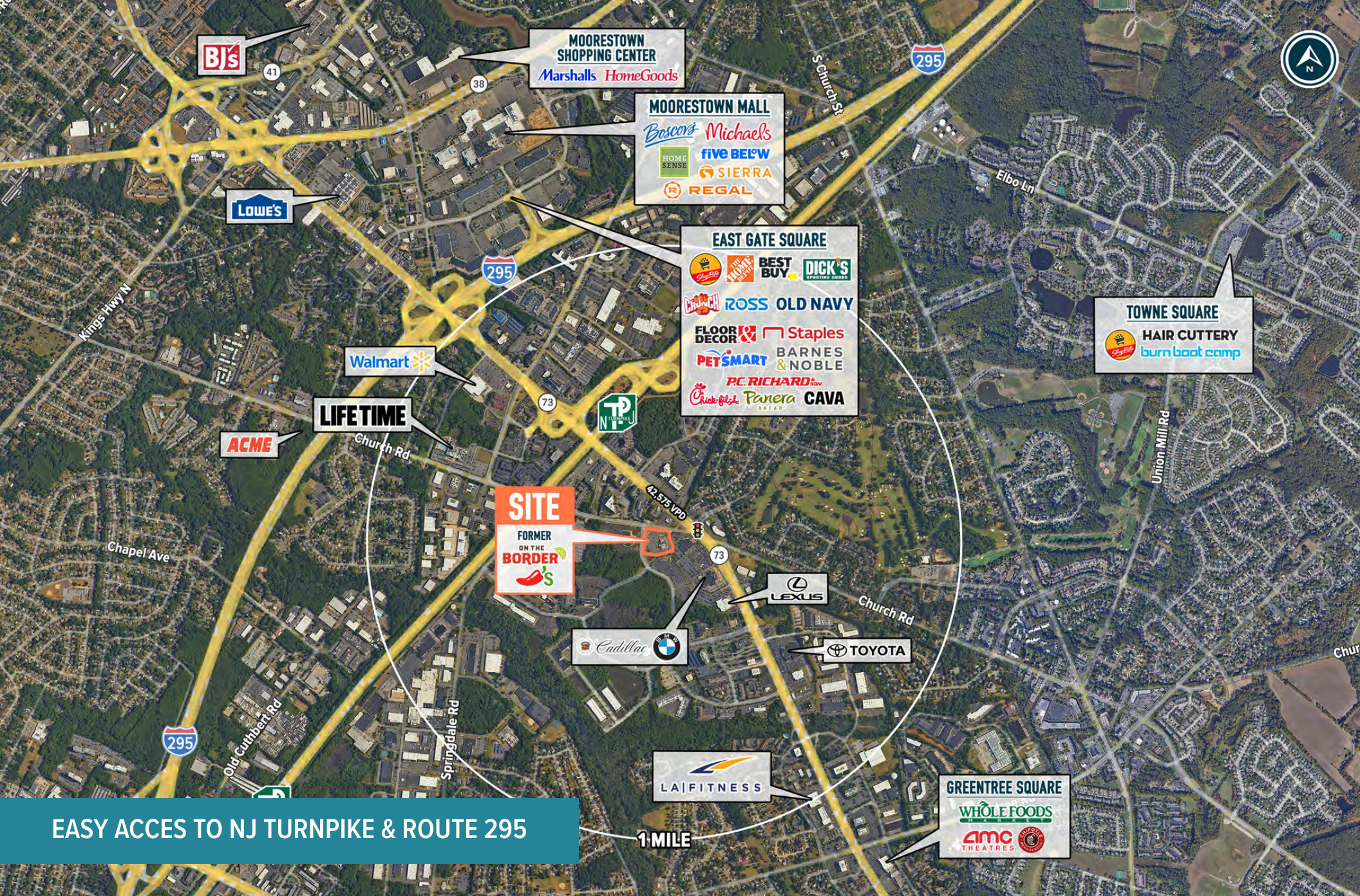


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EASY ACCES TO NJ TURNPIKE & ROUTE 295

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## PROPERTY PHOTOS



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## EXISTING PYLON



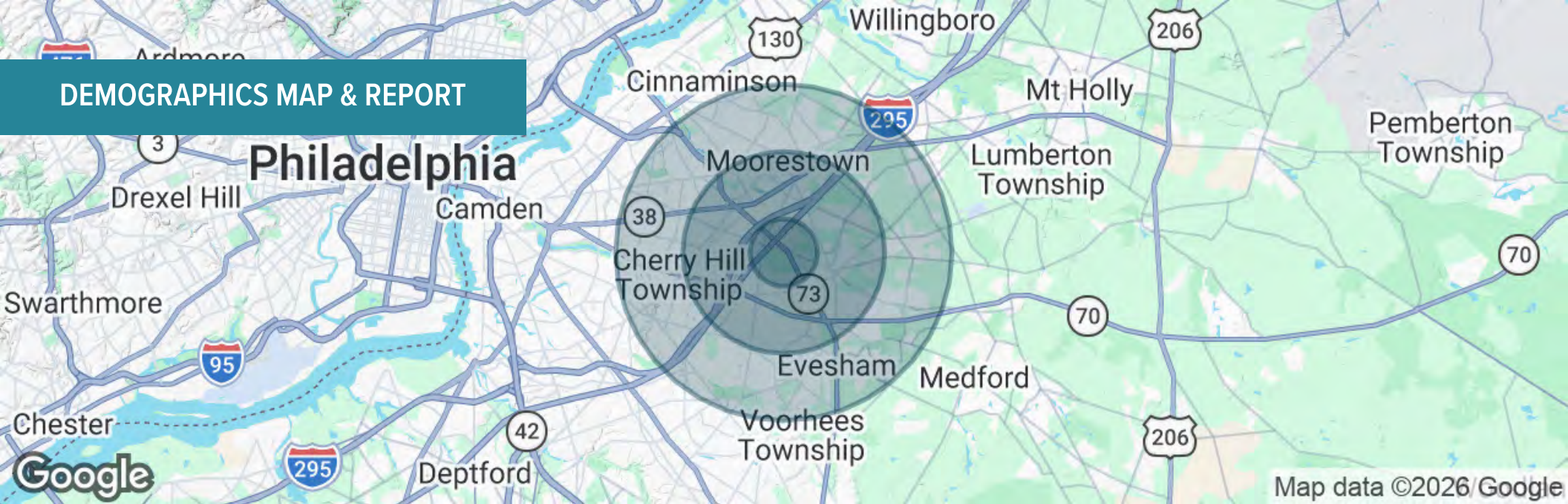
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## DEMOGRAPHICS MAP & REPORT



| POPULATION           | 1 MILE    | 3 MILES   | 5 MILES   |
|----------------------|-----------|-----------|-----------|
| Total Population     | 6,225     | 82,688    | 207,640   |
| Average Age          | 41.9      | 42.3      | 43.3      |
| Average Age (Male)   | 40.5      | 41.2      | 42.4      |
| Average Age (Female) | 43.1      | 44.2      | 45.0      |
| HOUSEHOLDS & INCOME  | 1 MILE    | 3 MILES   | 5 MILES   |
| Total Households     | 2,482     | 33,640    | 81,523    |
| # of Persons per HH  | 2.5       | 2.5       | 2.5       |
| Average HH Income    | \$144,097 | \$141,904 | \$158,513 |
| Average House Value  | \$378,430 | \$391,476 | \$410,606 |

2023 American Community Survey (ACS)

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