



## 400 Grove Road, Suite 2

Thorofare, New Jersey 08086

### Property Overview

- 8 Private Offices
- Conference Room
- Large Bullpen Area
- Full Kitchen
- Ample Parking
- Easy Access to 295
- Showings by Appointment Only

### Offering Summary

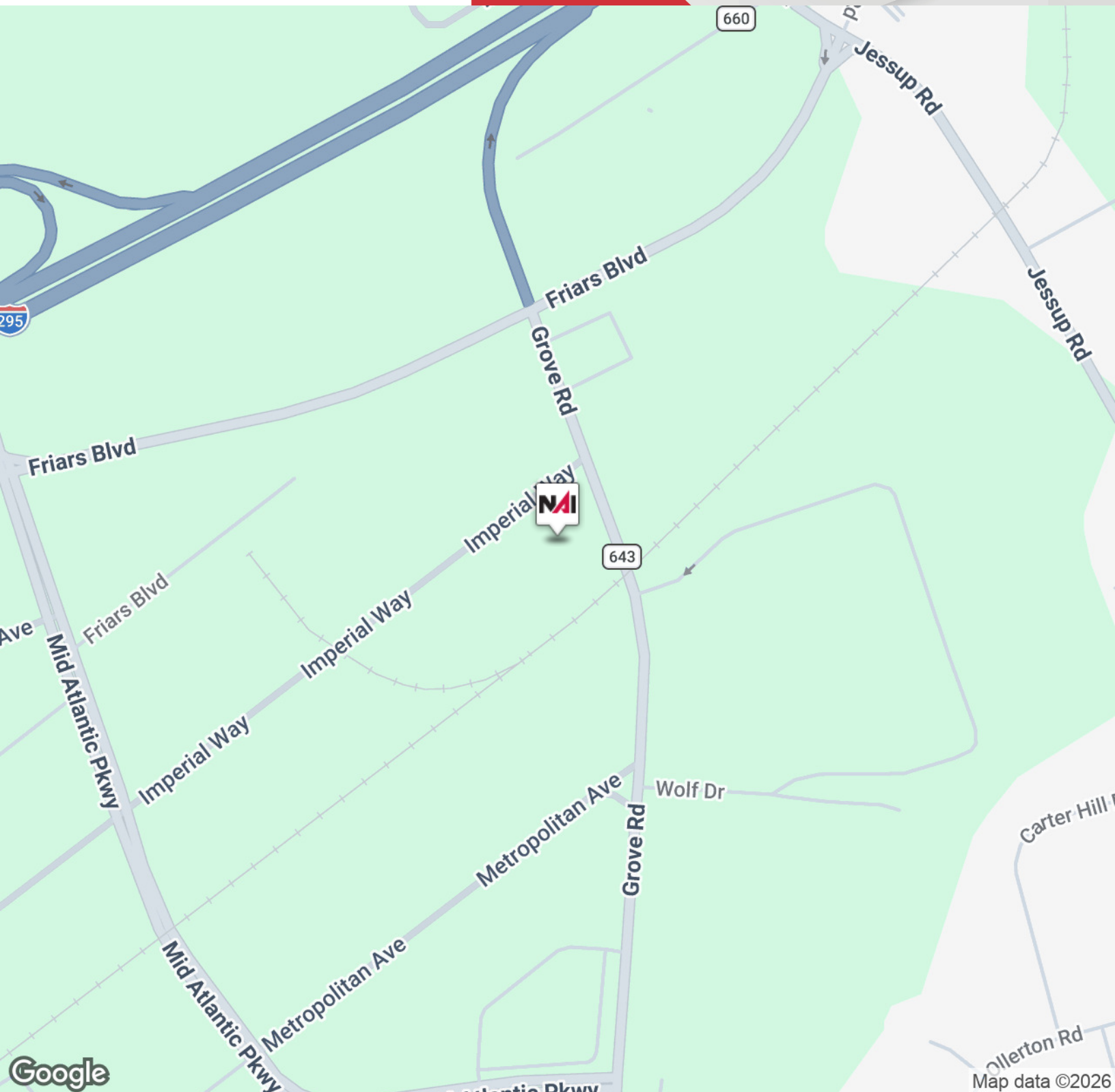
Lease Rate:	\$14.00 SF/yr
Building Size:	19,277 SF
Available SF:	6,000 +/- SF
Lot Size:	2.92 Acres

### For More Information

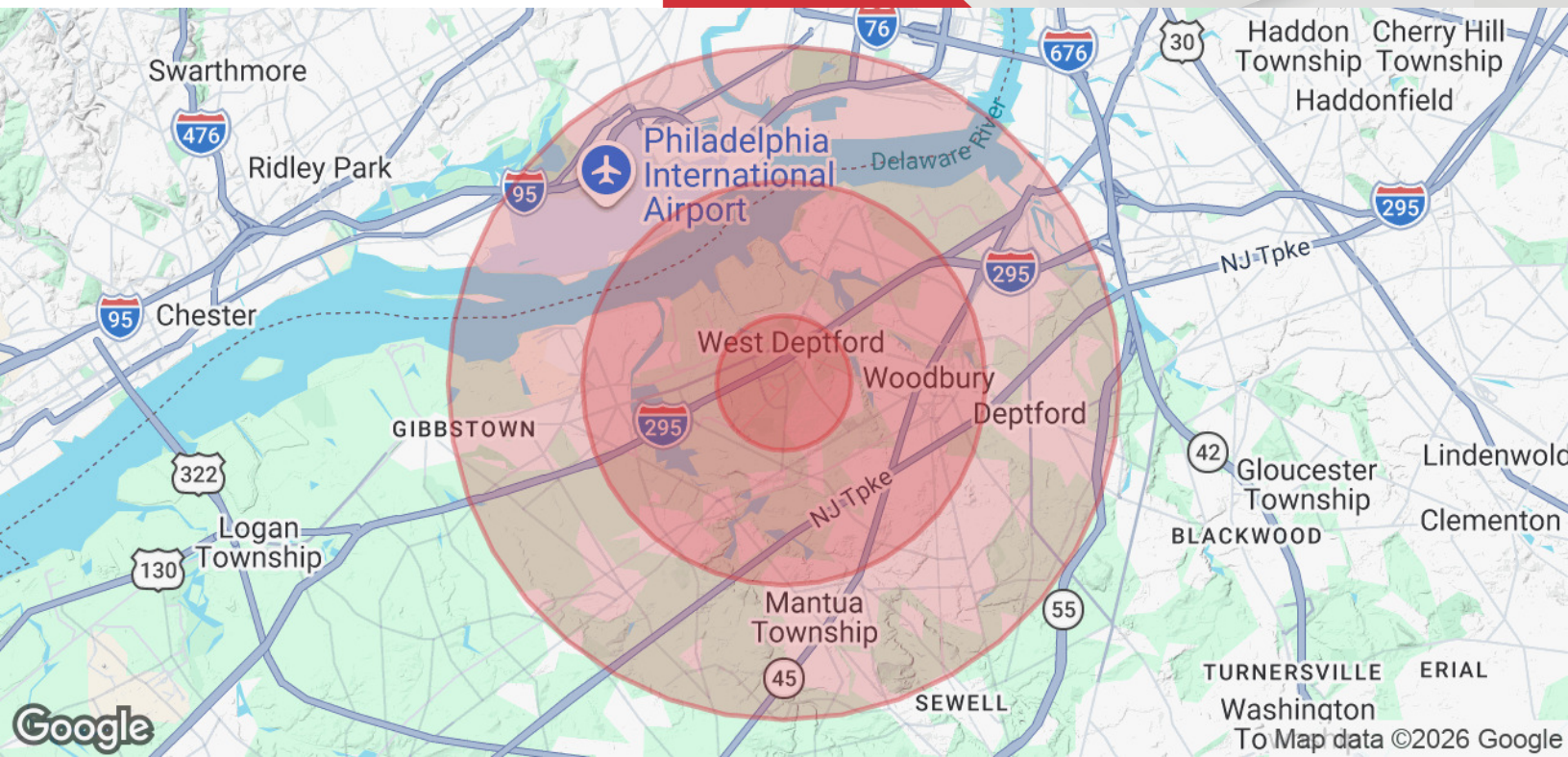
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**BROCHURE** | 400 Grove Road, Suite 2 Thorofare, NJ 08086



### Population

	1 Mile	3 Miles	5 Miles
Total Population	3,335	41,470	102,214
Average Age	41.7	39.8	40.2
Average Age (Male)	43.6	37.7	38.2
Average Age (Female)	41.3	41.3	41.9

### Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	1,432	16,413	40,170
# of Persons per HH	2.3	2.5	2.5
Average HH Income	\$95,131	\$80,670	\$78,711
Average House Value	\$316,986	\$261,378	\$258,226

2020 American Community Survey (ACS)