



251-257 Route 70E, 4 Brookmead Dr. Cherry Hill, NJ 08034



Price: **\$1,650,000**
 Property Type: **Retail/Food Service**
 Sale Type: **Investment or Owner User**
 Zoning: **Commercial**
 Sale Conditions: **Bulk/Portfolio**
 Tenancy: **Multiple**
 Parking: **12 off street spaces**
 Walk Score: **71(very walkable)**

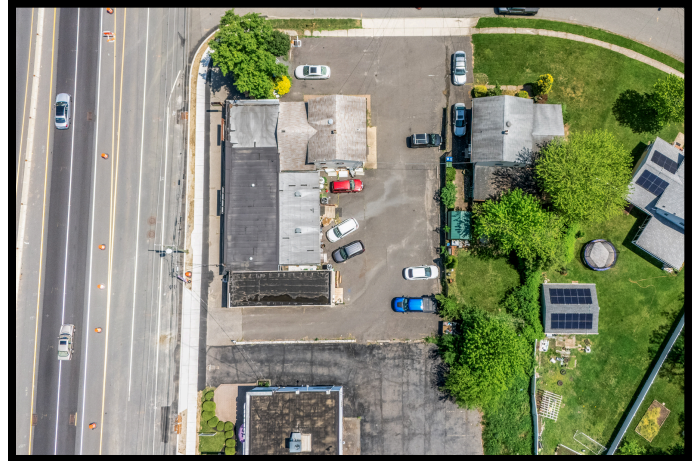


CURRENT OCCUPANCY RATES

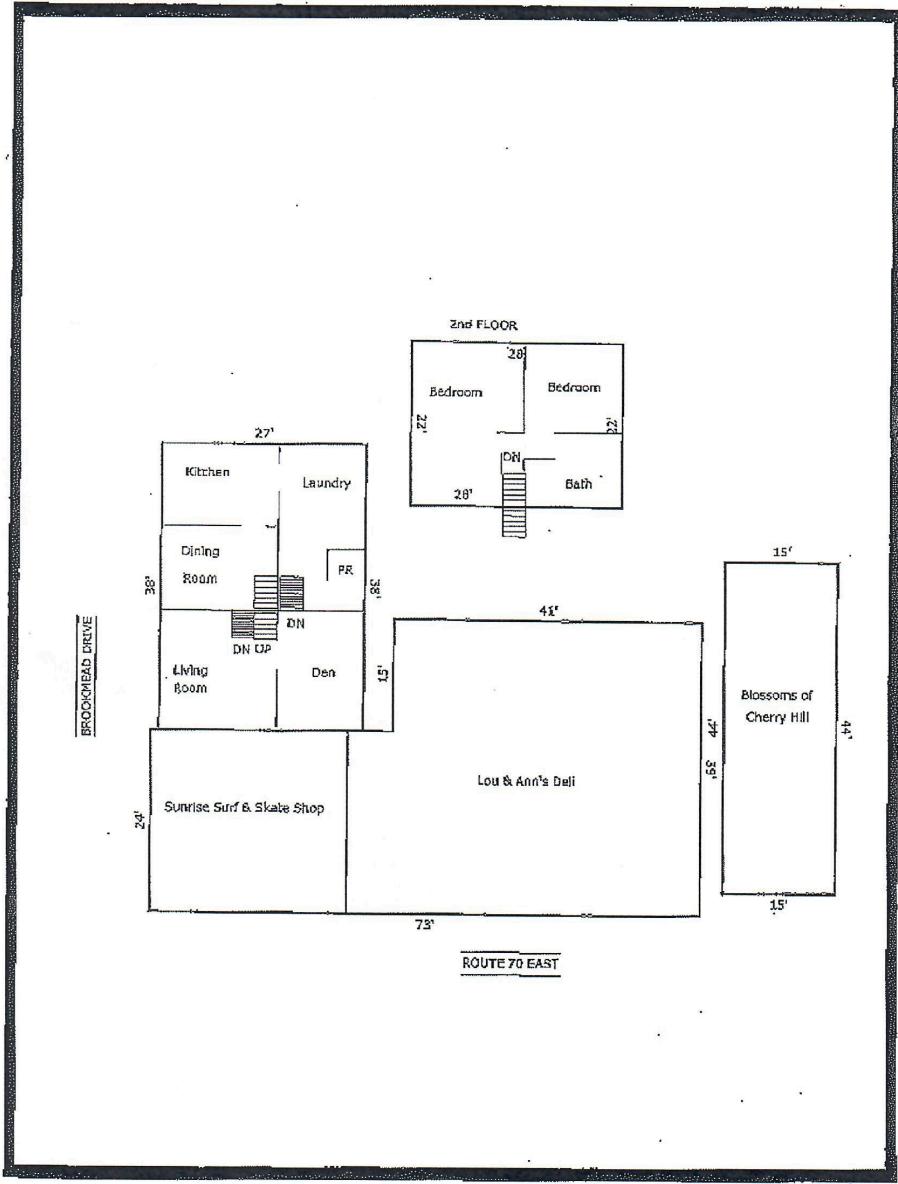
House attached to Deli & Surf Shop \$ 800
 Surf Shop: \$ 895
 Flower Shop: \$1,025
 Deli: Owner Occupied



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Excellent opportunity for investment and location of food service business. This highly visible and well known location is currently home to renowned Lou & Ann's Deli. The investment is sold strictly as a full package that includes the Deli, Sunrise Surf & Skate Shop. An additional masonry building is currently in use as Blossoms of Cherry Hill. A 2 story rental unit attached to the rear of the building and a single family home in the rear are also included in the sale. Approximately 12 dedicated off-street parking spaces add customer convenience.



Floor Plan