



# Washington Professional Campus

900 Route 168, Building G  
Blackwood, New Jersey 08012

## Property Overview

Full Floor Availability - Up to 4,092+/- SF  
2 Office Suites  
Upgraded Interior Fit-out  
Large Conference Areas  
Two Kitchenettes  
Investor or Owner User Opportunity  
Showings By Appointment Only

## Offering Summary

<b>Sale Price:</b>	\$1,250,000
<b>Lease Rate:</b>	\$18.50 - 20.00 SF/yr (NNN)
<b>Building Size:</b>	6,245 SF
<b>Available SF:</b>	1,823 - 4,092 SF

<b>Demographics</b>	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
<b>Total Population</b>	6,625	69,480	197,592
<b>Average HH Income</b>	\$92,650	\$83,341	\$81,000

## For More Information

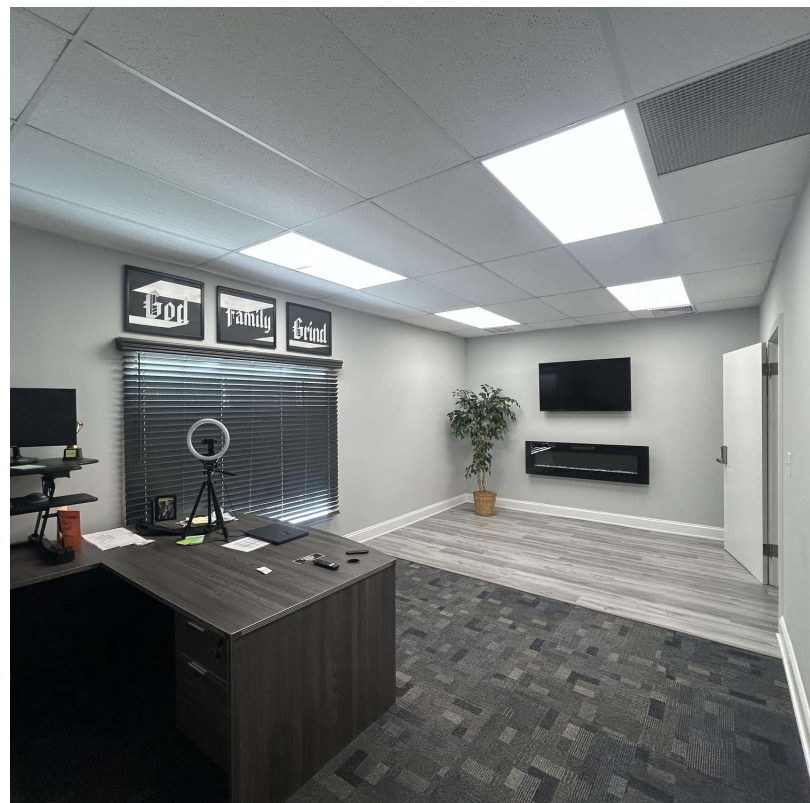
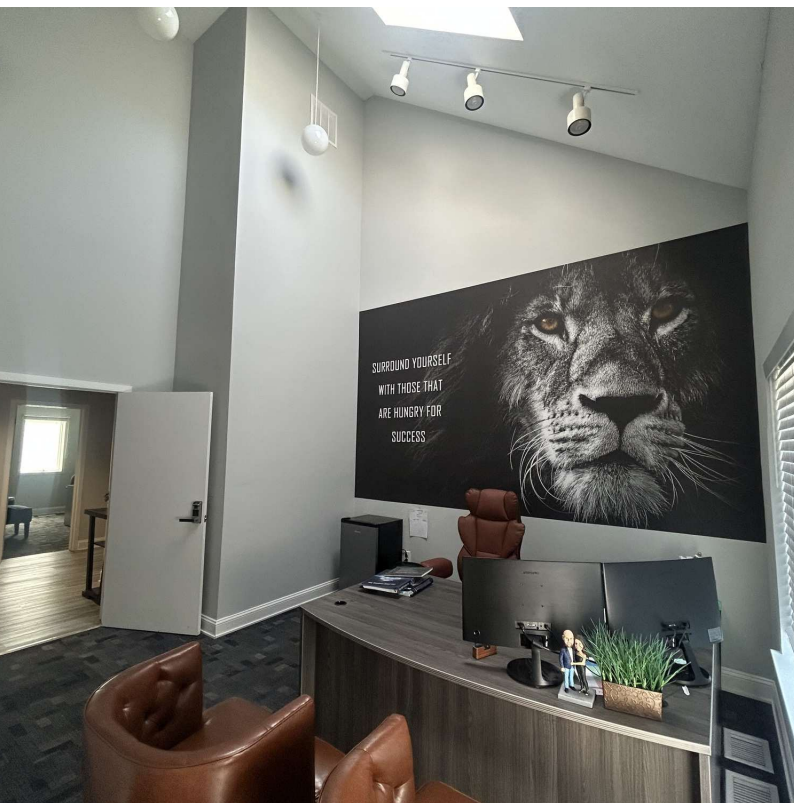
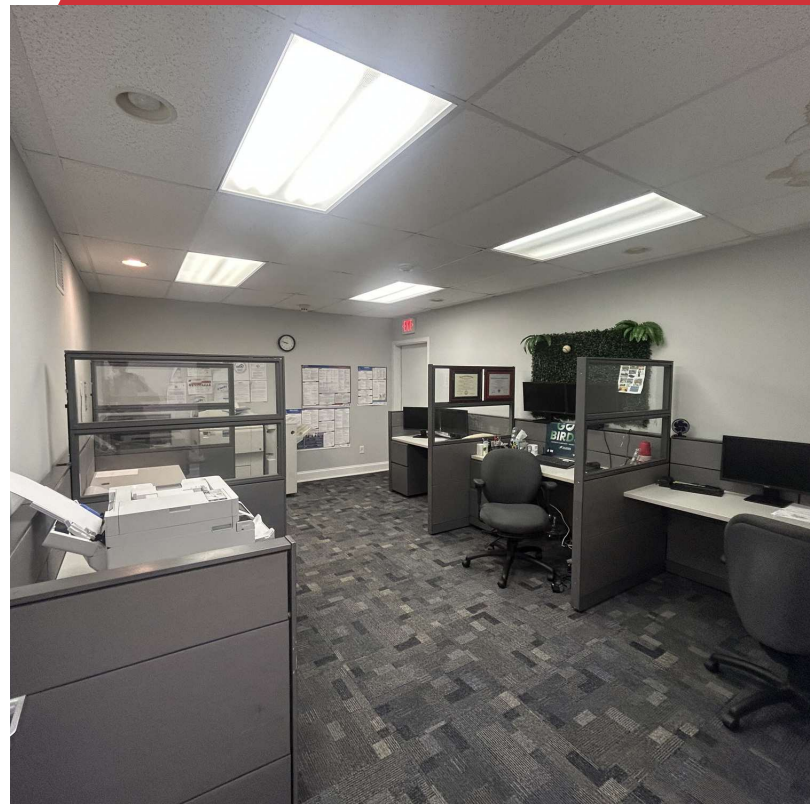
### Joe Riggs

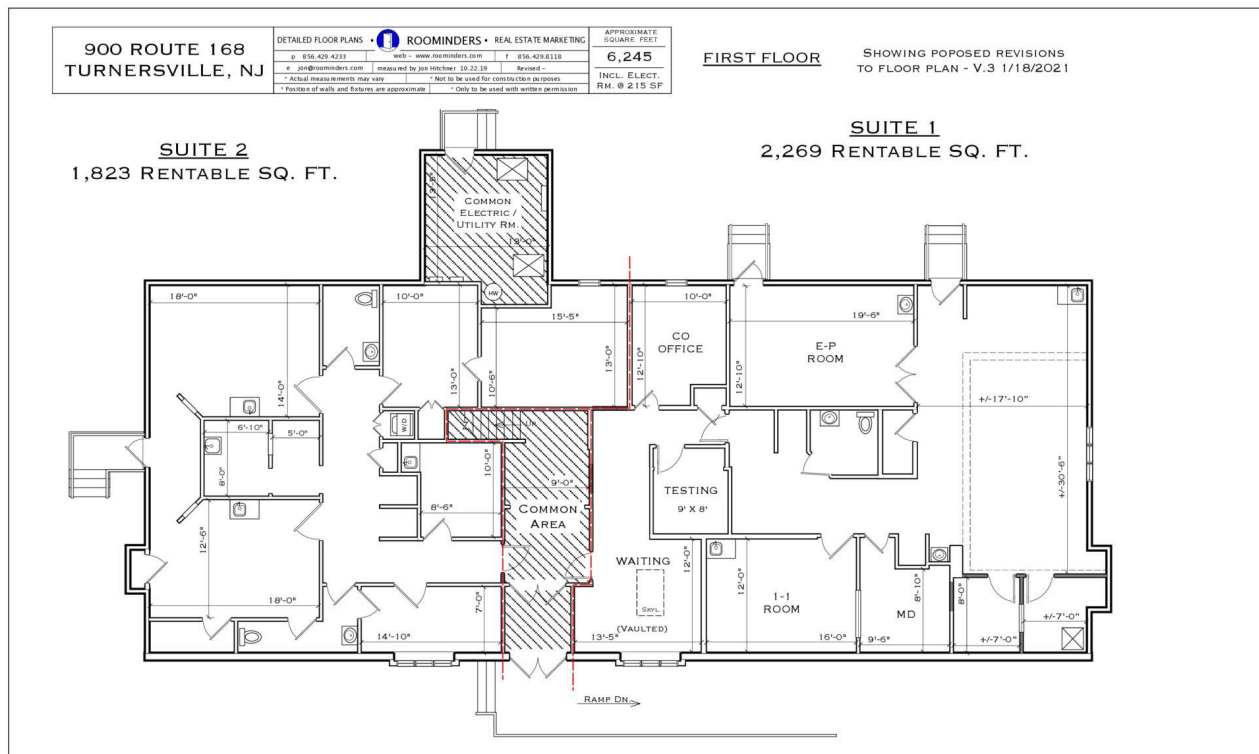
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### Will Frank

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## Lease Information

<b>Lease Type:</b>	NNN	<b>Lease Term:</b>	Negotiable
<b>Total Space:</b>	1,823 - 4,092 SF	<b>Lease Rate:</b>	\$18.50 - \$20.00 SF/yr

## Available Spaces

### Suite Tenant Size (SF) Lease Type Lease Rate Description

Suite 1	Available	2,269 SF	NNN	\$20.00 SF/yr	Reception Area, 5 Private Offices, Conference Area, Kitchenette
Suite 2	Available	1,823 SF	NNN	\$18.50 SF/yr	3 Private Offices, 2 Conference Areas, Kitchenette



