For Sale | Excellent Development Opportunity

4± Acres for Development

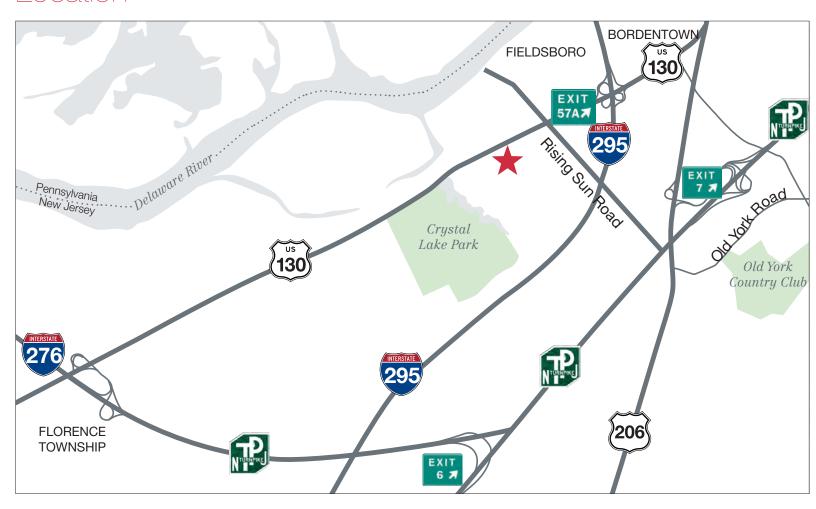
In the Heart of the I-95 Corridor



- 12± acre site/4± acres usable
- Traffic count on Route 130: 32,183 VPD
- Approved for several commercial uses
- Public water and sewer are available nearby
- Regal Homes will break ground on 227 homes on adjacent parcel in 2019
- Immediate access to NJ Turnpike Exit 7
- Extensive frontage to Route 130
- Less than a mile from Exit 56 and Exit 57 of I-295
- Minutes from Routes 206, 195 and the PA Turnpike
- Several million SF of warehouse space close by with large employee base



Location



Bordentown NJ

Block 138.01, Lot 41

Property Details			
Lot Size:	12± Acres/4± Usable Acres		
Block/Lot:	Block 138.01, Lot 41		
Traffic:	Route 130 - 32,183 VPD		
Zoning:	Commercial		
Other:	Approved for Commercial Development		

Demographics			
	1 Mile	3 Miles	5 Miles
Population:	3,016	19,865	74,909
Households:	926	7,616	27,761
Median HH Income:	\$114,554	\$89,607	\$77,588

For more information:

Jonathan Klear | Senior Vice President

+1 856 433 1801

jonathan.klear@naimertz.com



21 Roland Avenue | Mount Laurel NJ 08054

+1 856 234 9600 | naimertz.com