

# For Lease

**Medical Office Space**  
**± 25,966 SF**

Full service Medical Office Building

± 20,000 SF floor plates

**Jefferson University Hospital**  
**Cherry Hill Campus**  
**2211 Chapel Ave**  
**Cherry Hill, NJ**

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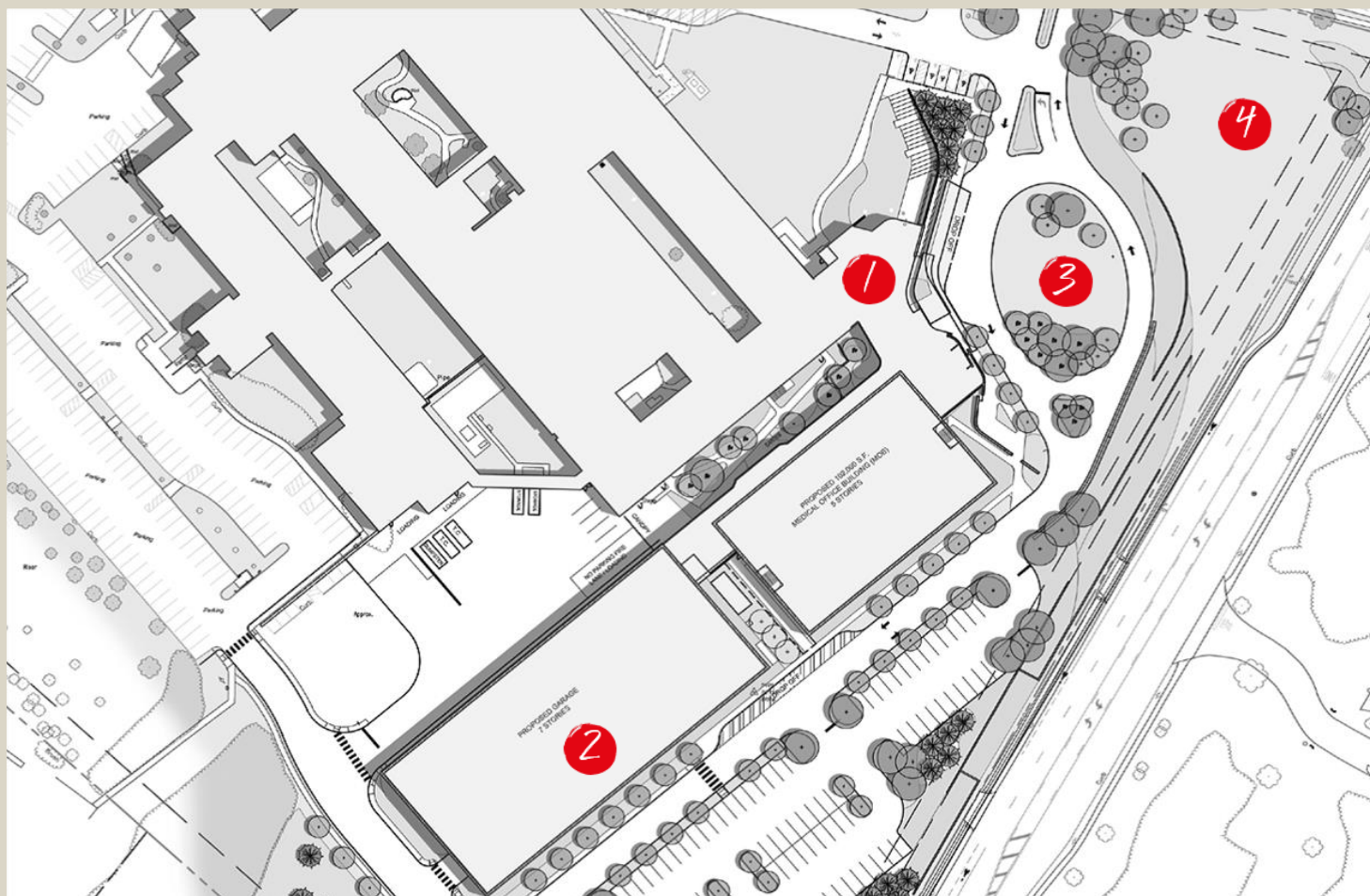
[JLL.com](http://JLL.com)



**Jefferson**



# Features include:



- 1 New grand atrium lobby serving both the hospital and medical office building creating a seamless environment for patients and staff

Thoughtful, well-appointed modern design and finishes accentuating natural light and green space throughout the building

Café and gift shop as well as multiple breakout and areas for patients and families

State-of-the-art high-efficiency management systems

Lower level conferencing space which can be scheduled through the hospital for educational programs

The building is anchored by the 2<sup>nd</sup> floor surgical suite managed by NuHealth and various tenants specializing in Wound Care, Sleep Care, General Surgery, Physical Therapy and Family Practice

Session space on 3<sup>rd</sup> floor contains a class “A” medical office suite fully furnished with basic supplies and exam room equipment for doctors needing temporary or short term space

- 2 Free valet parking and 700 car covered parking garage for ease of access into both the hospital and medical office building through the new link corridor

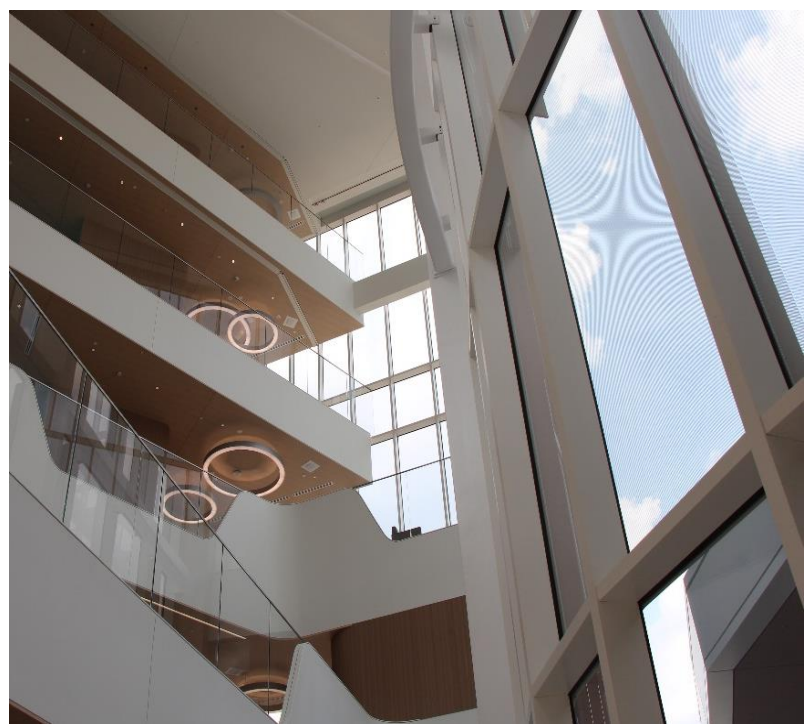
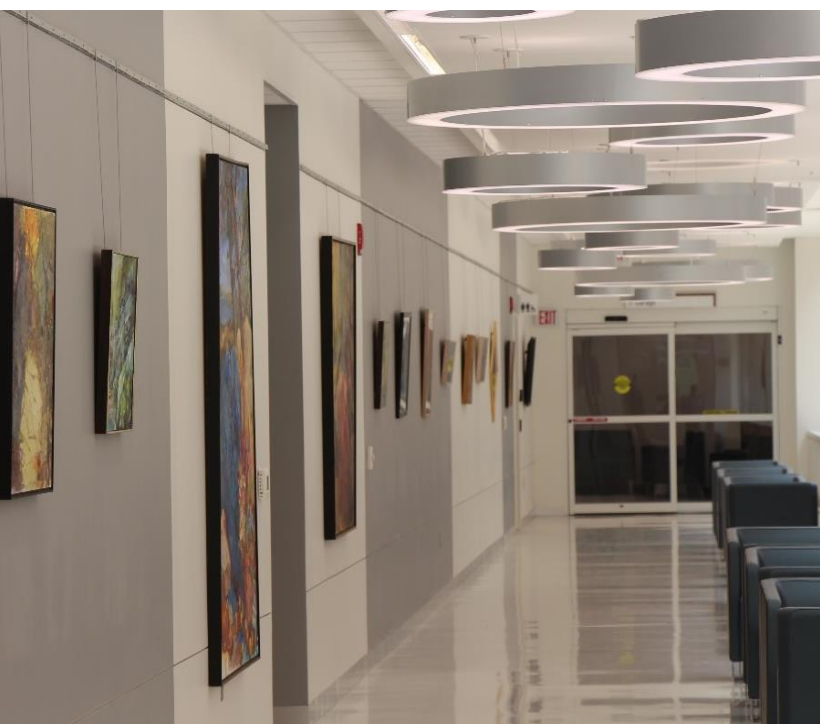
- 3 Circular drop-off area allowing easy access to the hospital, the medical offices, and surrounding parking

- 4 Beautifully landscaped grounds with open lawns and multiple planting beds, enhancing the green-space throughout the campus





*Grand atrium*





Jefferson Health is dedicated to providing the best medical care for members of the communities it serves. The new medical office building will transform the Jefferson-Cherry Hill Campus into one of the top, ultra-modern medical facilities on the East Coast, furthering Jefferson's achievement as one of the top hospitals in the Philadelphia region, as named by U.S. News & World Report.







## *Time Share Suite*

1,500 SF Time Share suite

Fully furnished

3 exam rooms | 1 consult room

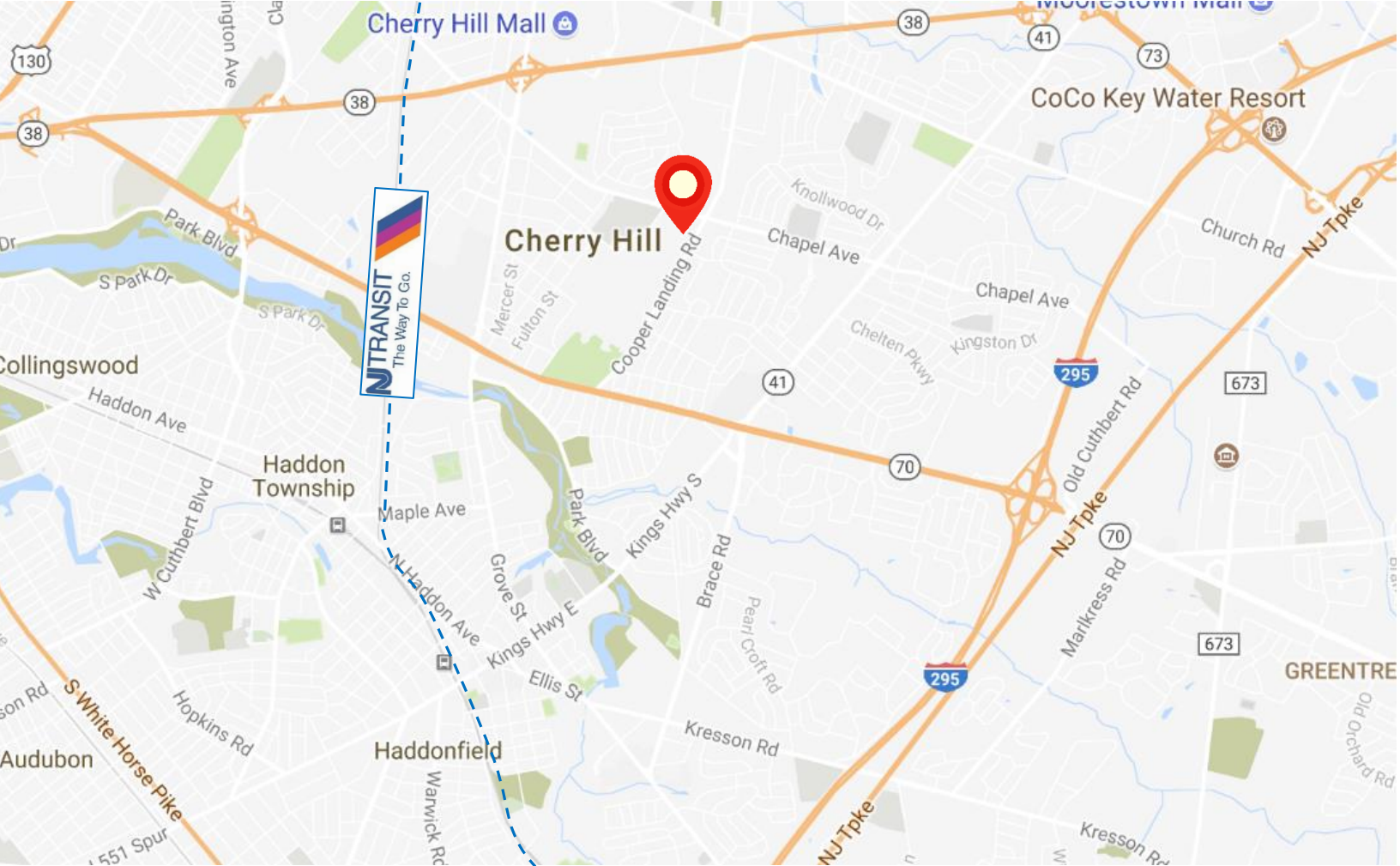
\$225 per half day session

8 – 12 | 1 – 5 sessions (M – F)

### **Includes:**

- **Basic exam room equipment**
- **Cleaning and all utilities**
- **Basic medical supplies**





<i>2017</i>	<i>1 year</i>	<i>3 year</i>	<i>5 year</i>
Total population	12,454	109,171	295,171
Median income	\$68,986	\$71,250	\$65,849
Median age	43.1	42.1	39.9

## EXPRESSIONS OF INTEREST PLEASE CONTACT:

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