Vantage commercial

PREMIER GLASSBORO CAMPUS LOCATION FOR LEASE

16-24 HIGH STREET

GLASSBORO, NEW JERSEY 08028

856.797.1919
www.VantageRES.com
1873 Marlton Pike East, Suite 1C, Cherry Hill, NJ 08003

Emily Stein
Managing Director
Director of Healthcare Services
856.797.1919 x110
609.457.9816
Emily.Stein@VantageRES.com

Vince Ceroli
Sr. Advisor
856.797.1919 x120
856.261.3000
Vince.Ceroli@VantageRES.com

LOCATED ON MAIN ROAD

AMPLE PARKING

OFFERING SUMMARY

SIZE AVAILABLE
Unit 16: +/- 700 SF
Units 22-24: +/- 1,000 SF

ASKING LEASE RATE
Call for details

SIGNAGE
Building signage

ZONING
C1

PARKING
Street

AREA HIGHLIGHTS

- Premier retail location on Glassboro Town Square in the heart of the Rowan University Campus. Building and block slated for major upgrades and improvements
- Adjacent to Rowan Boulevard in downtown Glassboro among flourishing retail and office downtown storefronts, benefit from the high foot and car traffic. Join a vibrant community filled with a multitude of cultural, entertainment, artistic and athletic events open to the public
- Downtown Glassboro is 18 miles southeast of Philadelphia. The campus is easily reached from the N.J. Turnpike, the Atlantic City Expressway or any of the Delaware River Bridges

The information contained herein has been obtained from sources deemed reliable. Vantage Commercial makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage Commercial are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2023 POPULATION	25,929	98,015	363,267
2028 POPULATION PROJECTION	27,057	101,914	376,869

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2023 HOUSEHOLDS	8,734	34,296	132,555
2028 HOUSEHOLD PROJECTION	9,151	35,743	137,700

INCOME	1 MILE	3 MILE	5 MILE
AVERAGE HOUSEHOLD INCOME	$102,638	$115,006	$110,245
MEDIAN HOUSEHOLD INCOME	$83,269	$94,619	$89,191

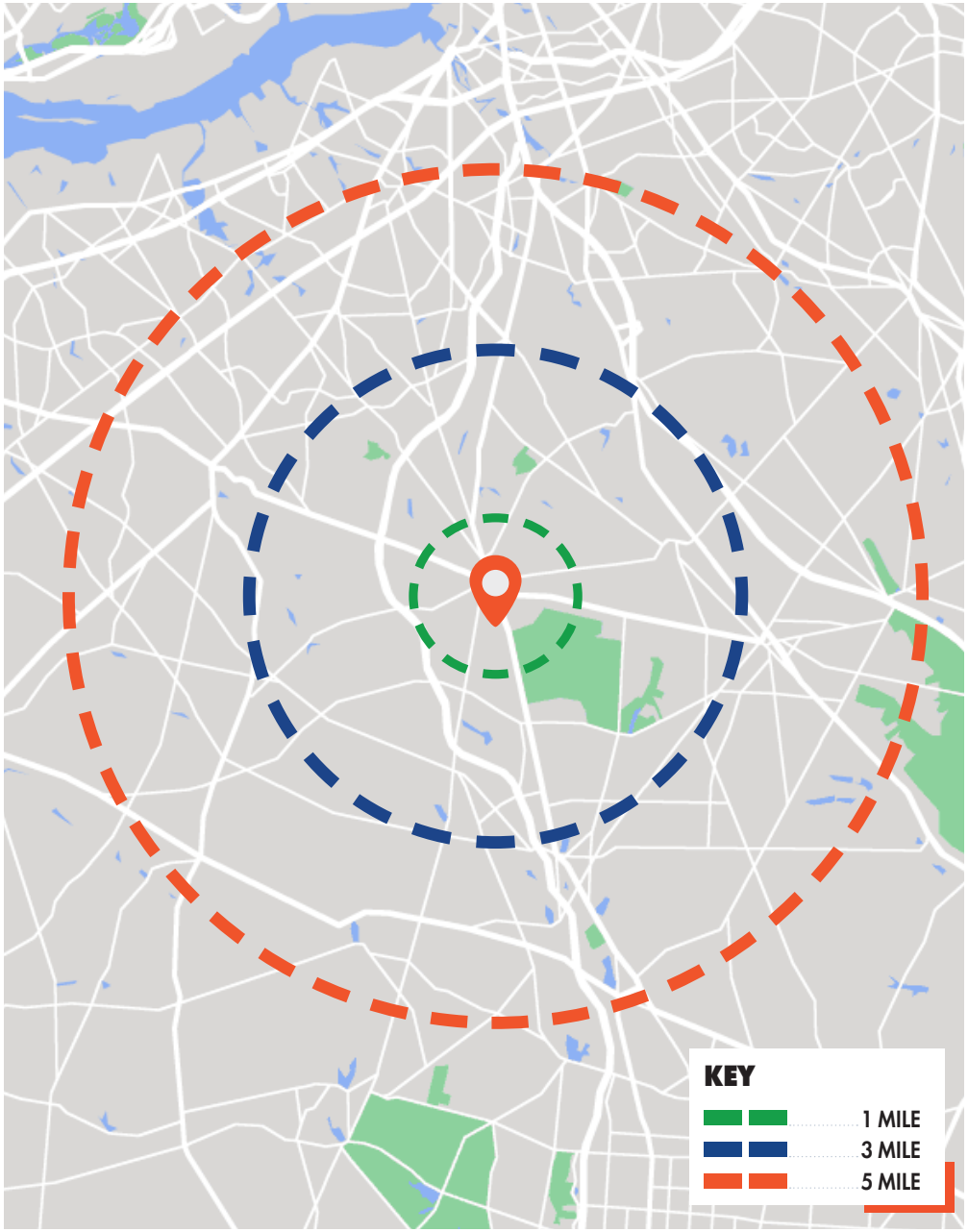
KEY DISTANCES

ROUTE 55
3.3 MILES

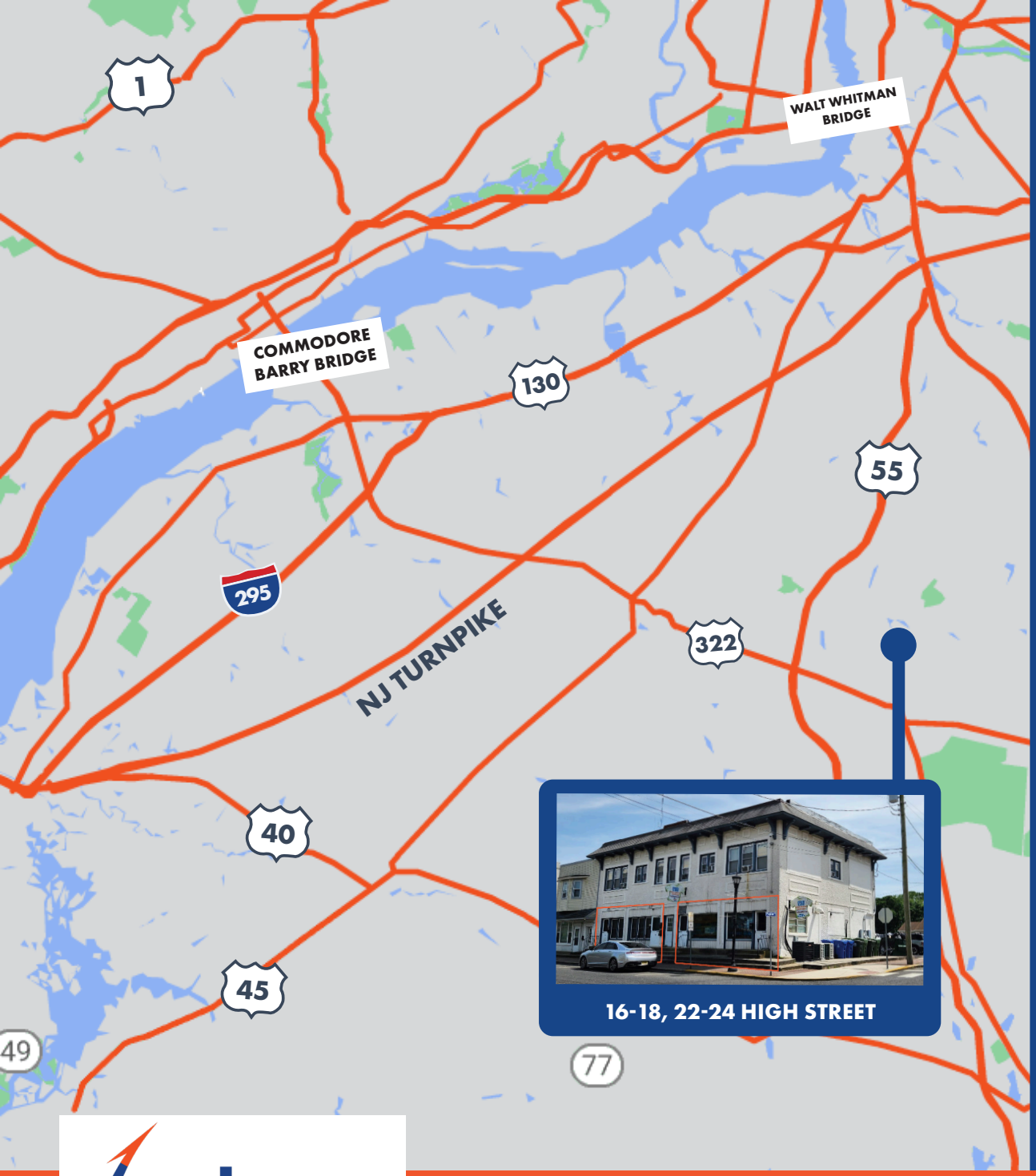
AC EXPRESSWAY
6.7 MILES

NJ TURNPIKE
17 MILES

PHILADELPHIA
21 MILES



The information contained herein has been obtained from sources deemed reliable. Vantage Commercial makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage Commercial are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.



NEARBY AMENITIES

DINING

- Axe and Arrow Brewing
- Bonesaw Brewing Company
- California Juice Bar
- Chickie's & Pete's
- Chipotle
- Cookie Munchers
- Dawn to Dusk Cafe
- Dunkin'
- Hibachi
- Jimmy John's
- Landmark Bar
- LaScala's Fire
- McDonalds
- Monarch Diner
- Pancheros
- Playa Bowls
- Popeyes
- Rita's Water Ice
- Ryes Bagels
- Saladworks
- Smashburger
- Starbucks
- Taco Bell
- Tropical Cafe
- Wawa
- Wendy's

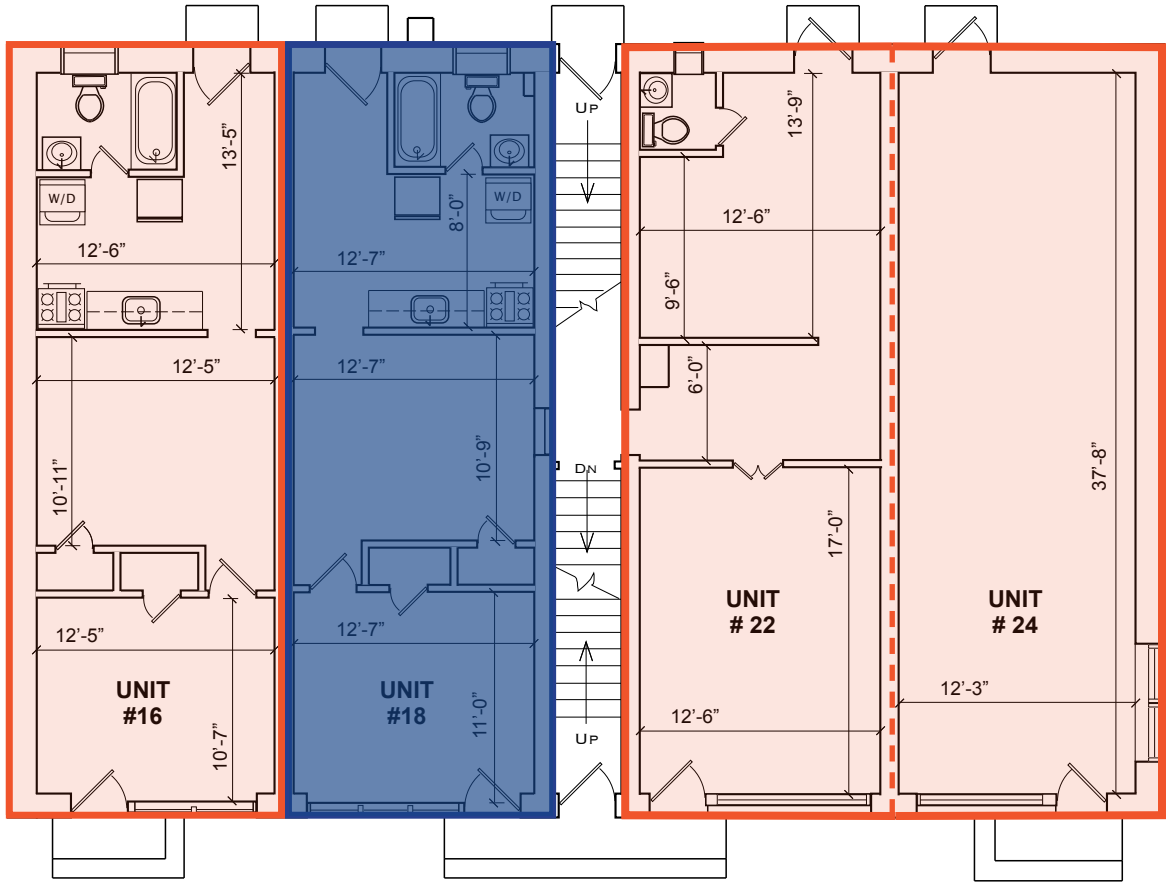
RETAIL

- Aldi
- Barnes & Noble
- Big Lots
- Courtyard by Mariott
- CVS
- Dollar Tree
- Five Below
- GameStop
- Lidl
- Mr. Tire Auto Service Centers
- RiteAid
- ShopRite
- U-haul
- Walgreens
- Wells Fargo Bank

The information contained herein has been obtained from sources deemed reliable. Vantage Commercial makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage Commercial are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.

FLOOR PLAN

UNIT 16: +/- 700 SF
UNITS 22-24: +/- 1,000 SF

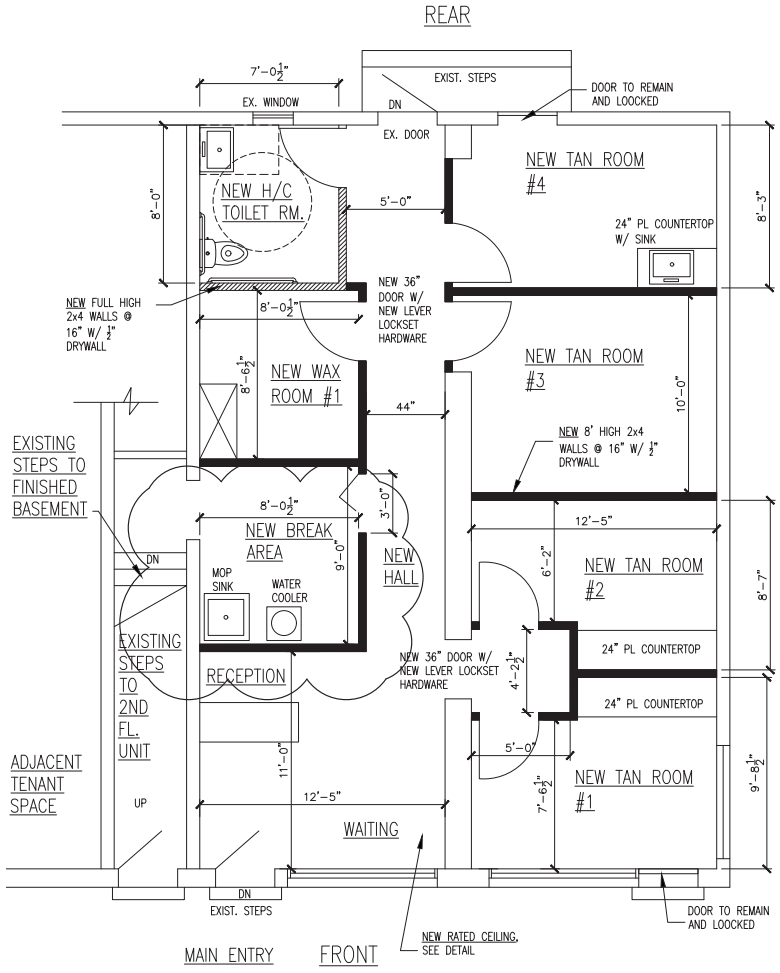


DIVIDABLE SPACE
AVAILABLE
LEASED

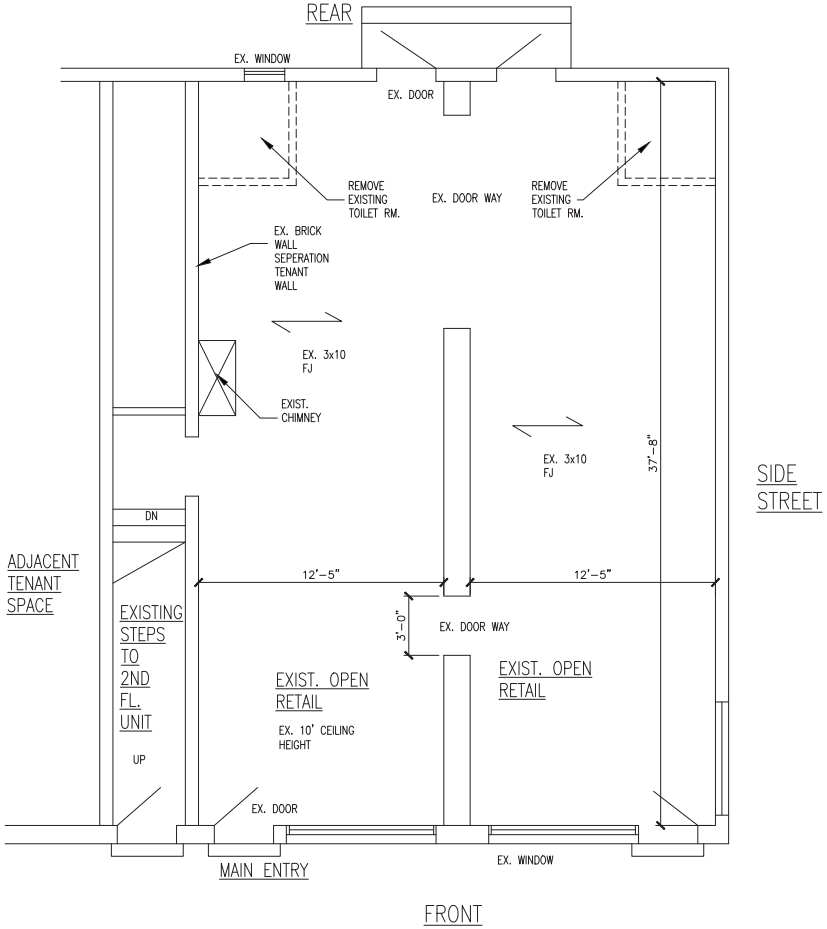
The information contained herein has been obtained from sources deemed reliable. Vantage Commercial makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage Commercial are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.

FLOOR PLAN

SALON FIT-OUT SPACE
UNITS 22-24: +/- 1,000 SF



NEW FLOOR PLAN
SCALE: 1/4" = 1'-0"



EXISTING FLOOR PLAN
SCALE: 1/4" = 1'-0"

The information contained herein has been obtained from sources deemed reliable. Vantage Commercial makes no representation, guarantee or warranty about its accuracy. Any projections, opinions, assumptions or estimates provided by Vantage Commercial are for discussion purposes only and do not represent the current or future performance, condition of a property, location or market and subject to errors, omissions, change of price, lease, prior sale or financing, or withdrawal without notice.