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1873 Marlton Pike, East, Suite 1C
Cherry Hill, NJ 08003

FOR LEASE

WILLOW PLAZA

4991 ROUTE 42, BLACKWOOD, NJ 08012

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PROPERTY SUMMARY

Asking Lease Rate: $14/SF NNN (NNN= $7.73)

SF Available:

Signage: Facade

Parking: +/- 60 Spaces

Traffic Count: +/- 36,655 VPD

PROPERTY HIGHLIGHTS

+ The center offers a prime Location on Route 42, Blackwood, NJ. This heavily trafficked corridor provides exceptional visibility and accessibility. Daily traffic counts of over 36,000 vehicles per day ensures consistent exposure.

+ Retail space +/- 1,200 SF, offers versatile space, ideal for retail, service, or specialty businesses and the ability to build-out to suit Specific needs. Co-tenants include restaurants, service providers, and medical offices. The enter is a proven destination for consistent customer foot traffic.

+ Surrounded by densely populated neighborhoods and growing residential developments, the center is in close proximity to retail hubs, medical centers, and office complexes and is easily accessible from Sicklerville Road, the Black Horse Pike, and AC Expressway.

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DEMOGRAPHICS

POPULATION			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2023	8,508	65,428	179,827
PROJECTED 2028	8,752	66,767	182,879

HOUSEHOLDS			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE 2023	3,165	23,444	66,069
PROJECTED 2028	3,260	23,951	67,219

INCOME			
MILE	1 MILE	3 MILE	5 MILE
AVERAGE INCOME	$117,581	$127,073	$112,163
MEDIAN INCOME	$93,468	$108,301	$89,678

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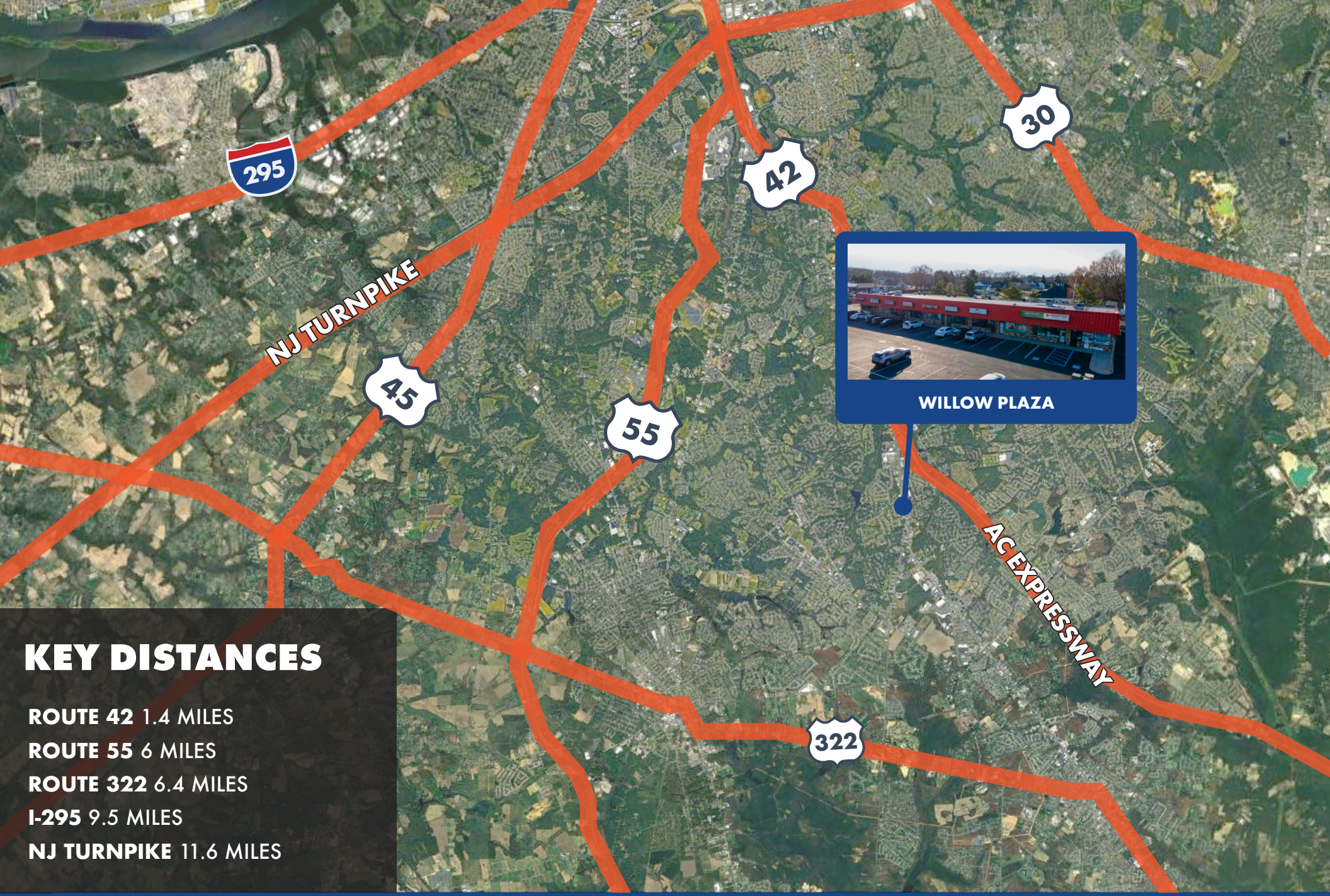

KEY DISTANCES

ROUTE 42 1.4 MILES
ROUTE 55 6 MILES
ROUTE 322 6.4 MILES
I-295 9.5 MILES
NJ TURNPIKE 11.6 MILES

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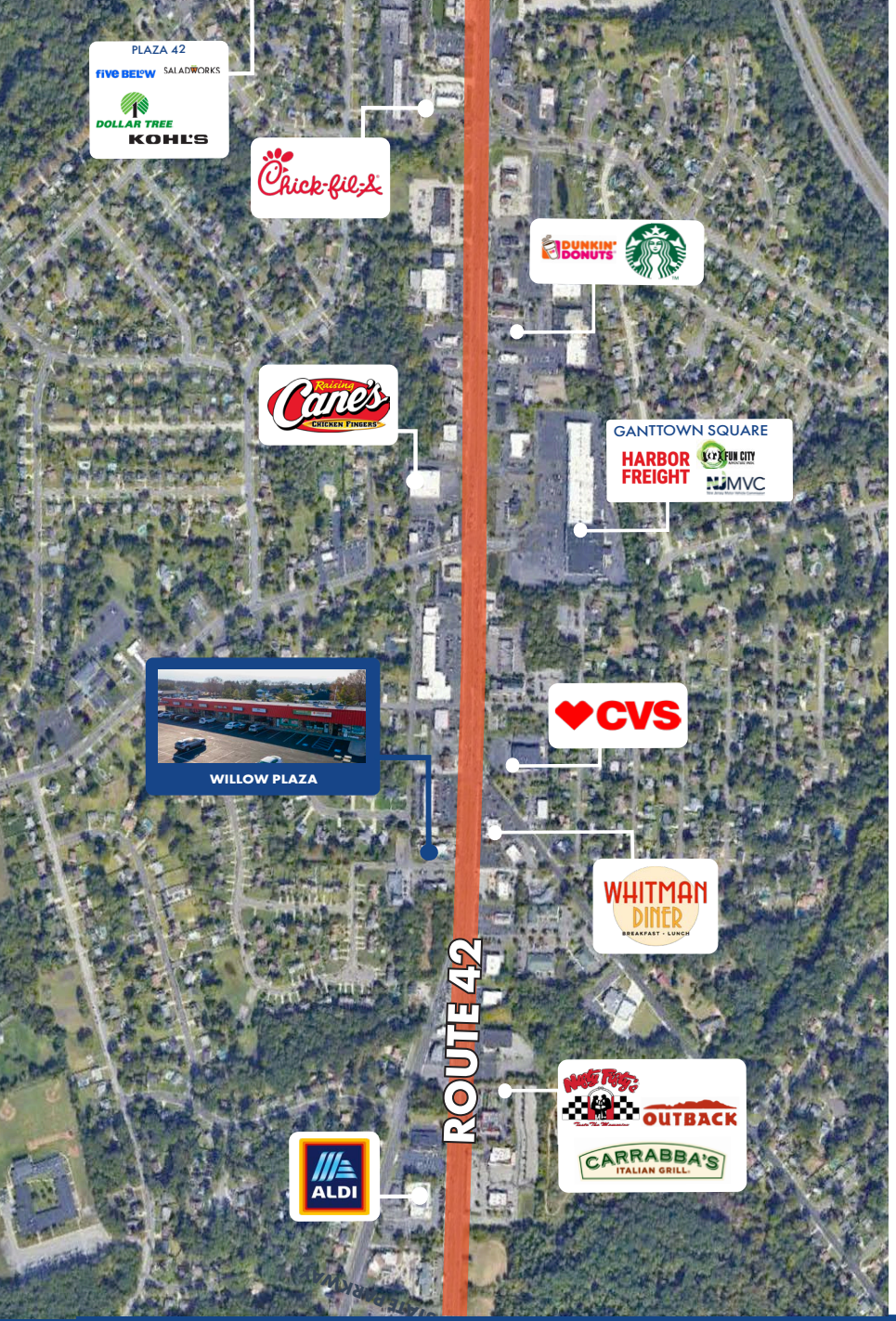

NEARBY AMENITIES

DINING

- Chick-Fil-A
- Crab Du Jour
- Dairy Queen
- Dominos Pizza
- Dunkin
- McDonalds
- Popeyes
- Raising Canes
- Starbucks
- Sweet Talk Café

RETAIL/GROCERY

- At Home
- Autozone Auto Parts
- Five Below
- Harbor Freight
- Jiffy Lube
- Kohls
- LA Fitness
- ModWash
- Public Storage
- Puff & Pipe
- Sherwin-Williams Paint Store
- Target
- Township Deli
- Walmart
- Wawa
- White Glove Car Wash

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SITE PLAN

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AERIAL VIEW

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