



PRIME RETAIL/FLEX OPPORTUNITY FOR SALE

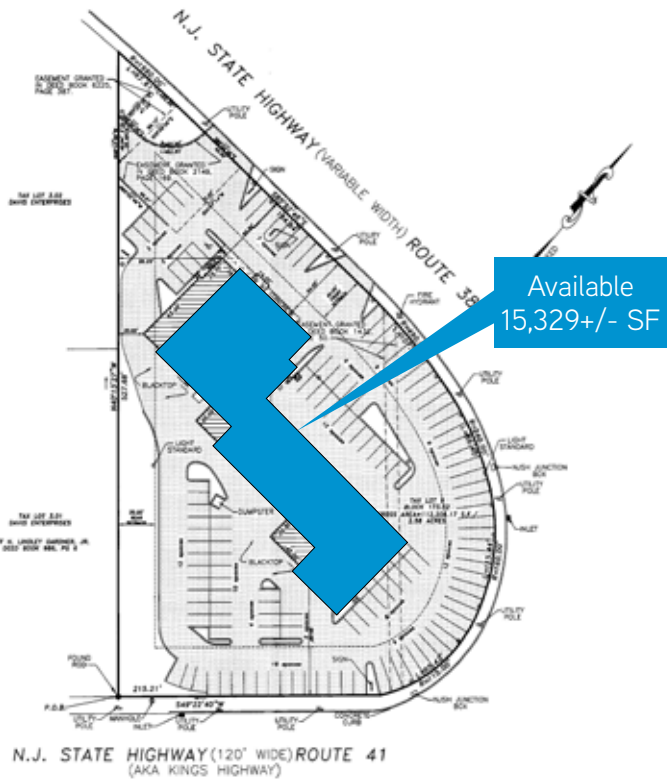
538 Route 38 East, Maple Shade, New Jersey



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Features

- Existing automobile sales and service facility situated on 2.58 acres
- Facility retails 2,000+ new/used
- 15,329+/- SF building with additional mezzanine space
- Zoning: PD (Planned Development District)
- Accessible from Route 38, Route 73, Kings Highway and all major bridges
- Traffic count:
 - Route 38: 56,228 ADT
- Dealer row trade area
- Ford, Lincoln, Acura, Infiniti, Fiat and Mazda within immediate proximity
- Toyota, Nissan, BMW-MINI, Lexus, and Cadillac within close proximity
- Asking Price: \$3,750,000

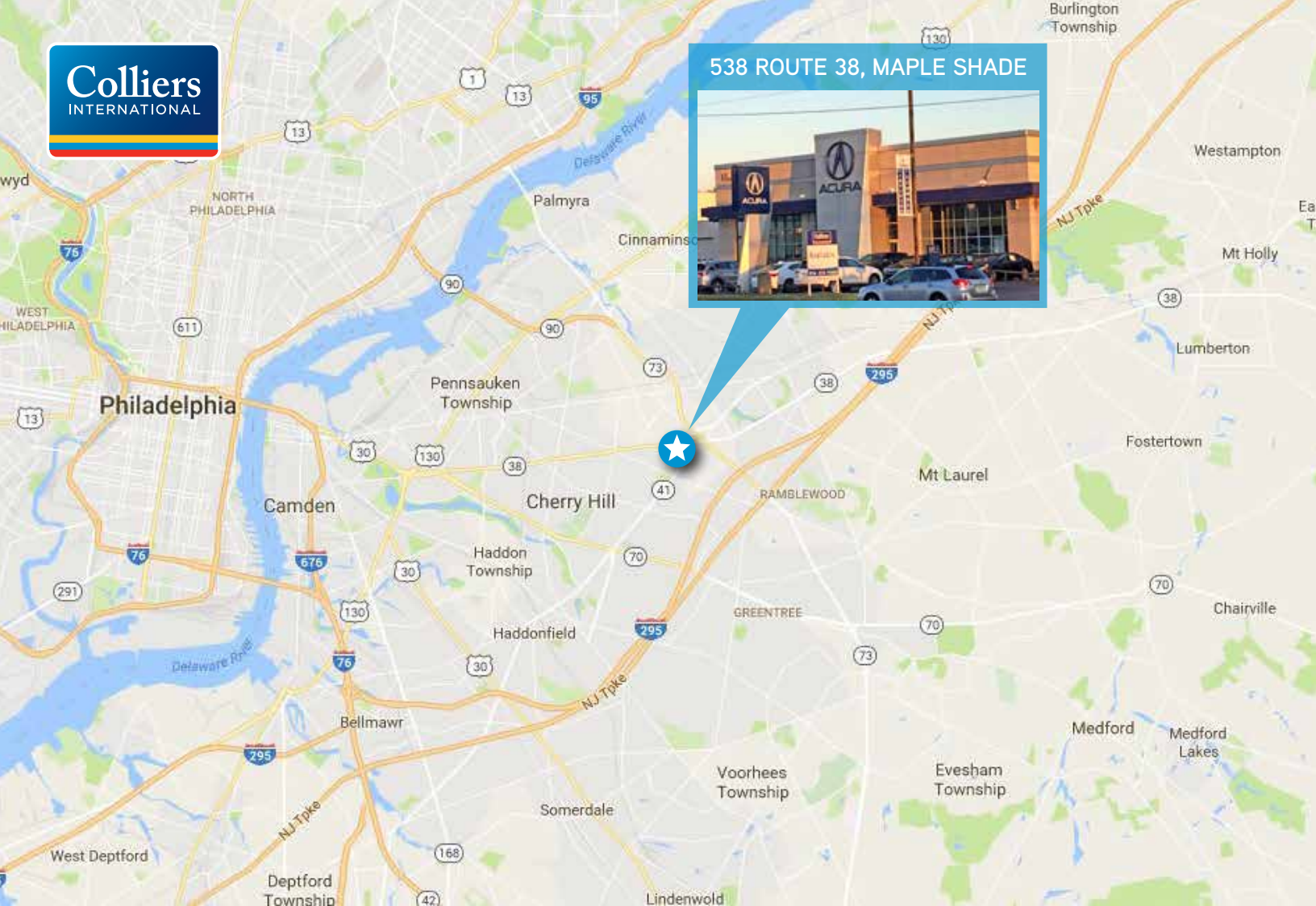


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538 ROUTE 38, MAPLE SHADE



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