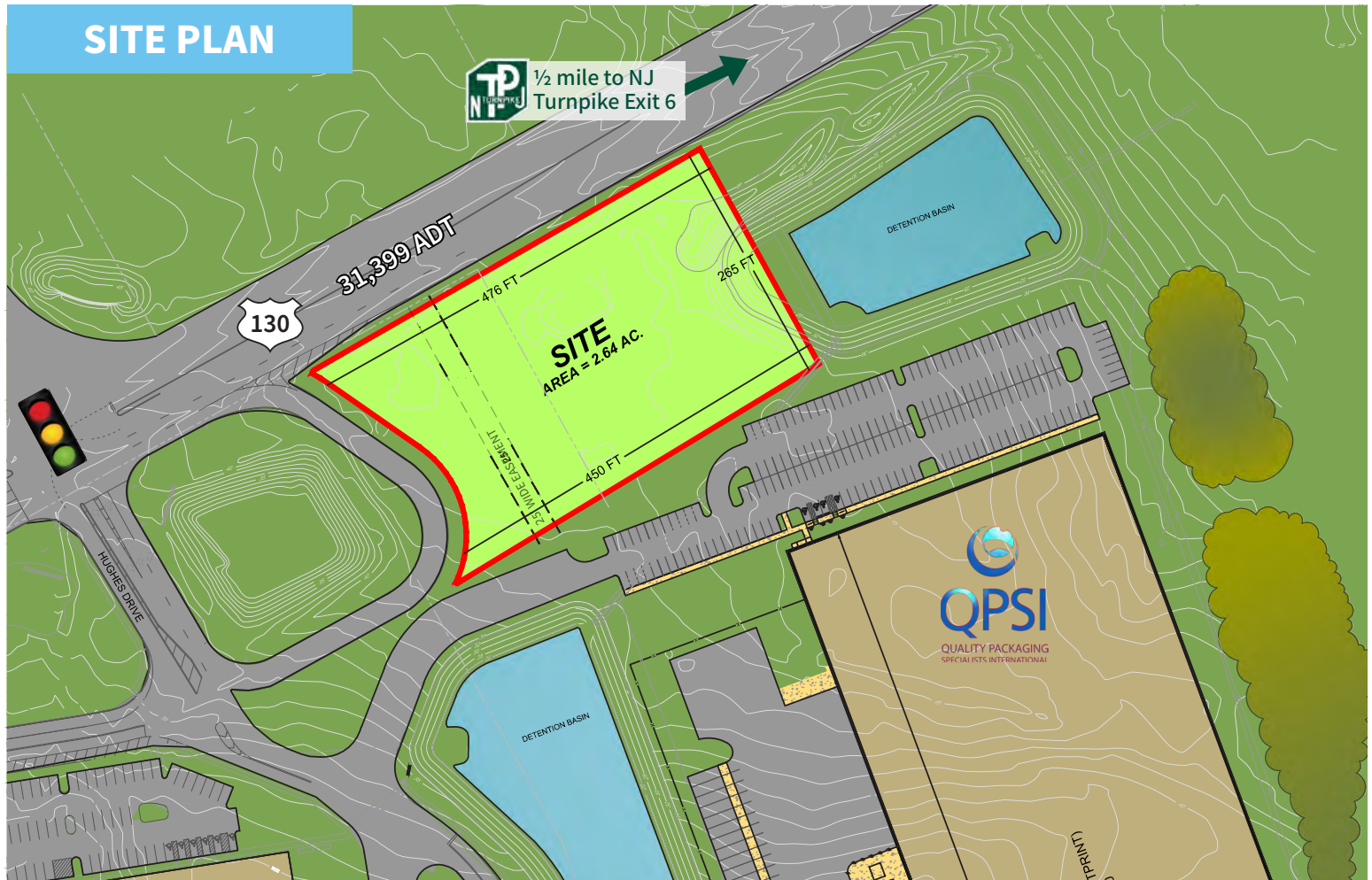


FOR GROUND LEASE OR BUILD-TO-SUIT: ±2.64 AC PAD SITE

2032 Route 130, Florence Township, Burlington County, NJ 08016

EQUITY CRE

SITE PLAN



PROPERTY FEATURES & DETAILS

- Rare pad opportunity on Route 130
- 1/2 mile from NJ Turnpike Interchange #6
- Ideal for food use, retail, daycare, urgent care or gas/convenience
- Surrounded by over 10 million square feet of industrial / distribution space, including Target, BJ's, Amazon, Burlington, Subaru, Home Depot, H&M, and more
- Full access via Industrial Park entrance, plus right-in, right-out
- Over 31,000 vehicles per day on Route 130
- Zoned Highway Commercial, which allows for a variety of uses

CONTACT

DAVID GOODMAN

dgoodman@equitycre.com

DIRECT 484.417.2219

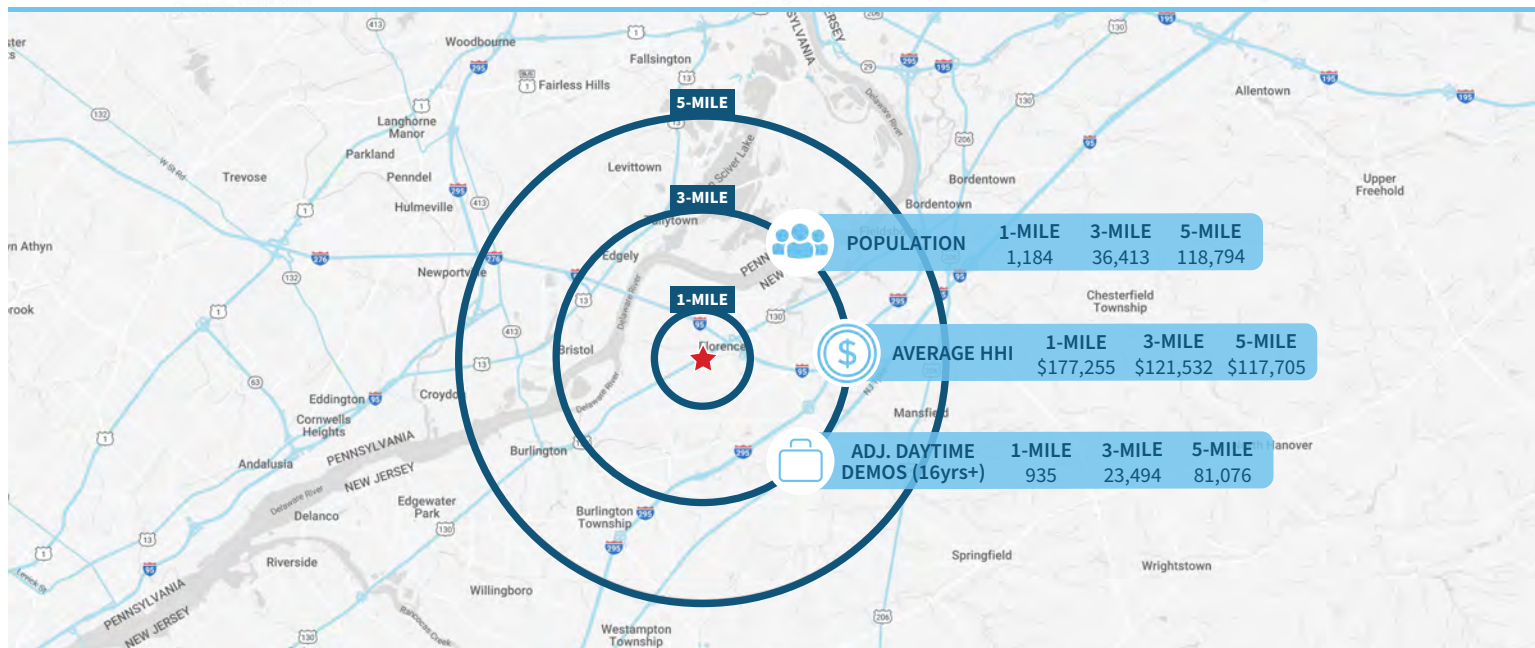
BRIAN WHERTY

bwherty@equitycre.com

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FOR GROUND LEASE OR BUILD-TO-SUIT: ±2.64 AC PAD SITE

2032 Route 130, Florence Township, Burlington County, NJ 08016

EQUITY CRE**CONCEPT PLANS****Demographic Overview (1, 3, 5-mile radius)****The right space. The right move.****CMRE** CAPITAL MARKETS
REAL ESTATE NETWORK

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MARKET AERIAL

PAD SITE FOR GROUND LEASE OR BUILD-TO-SUIT

2032 Route 130 | Florence Township, NJ



Aerial Source: Google Earth Pro & Traffic Count Source: Regis ('24)

Compliments of:

EQUITY CRE

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