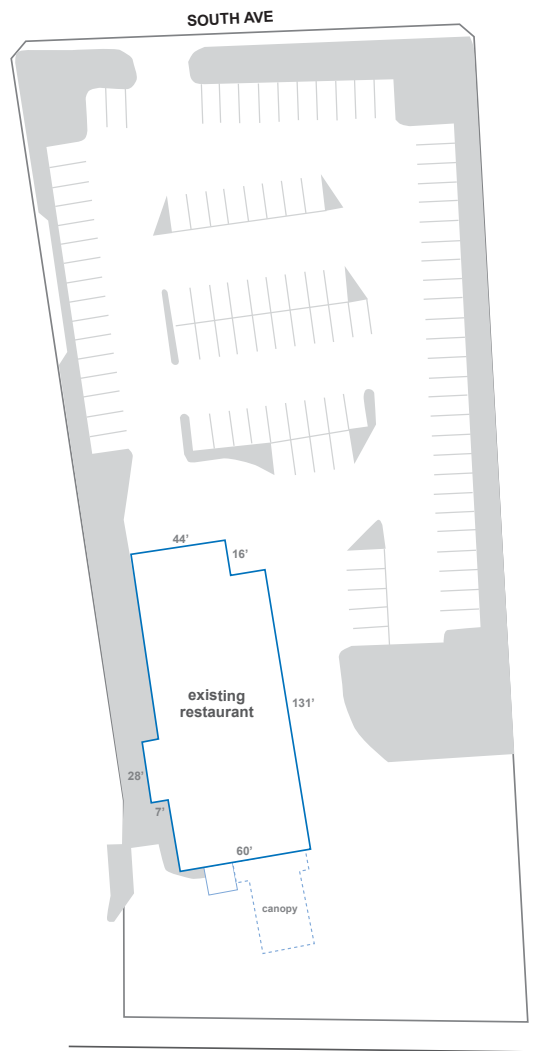


Site Plan



ROUTE 38
*site plan not drawn to scale

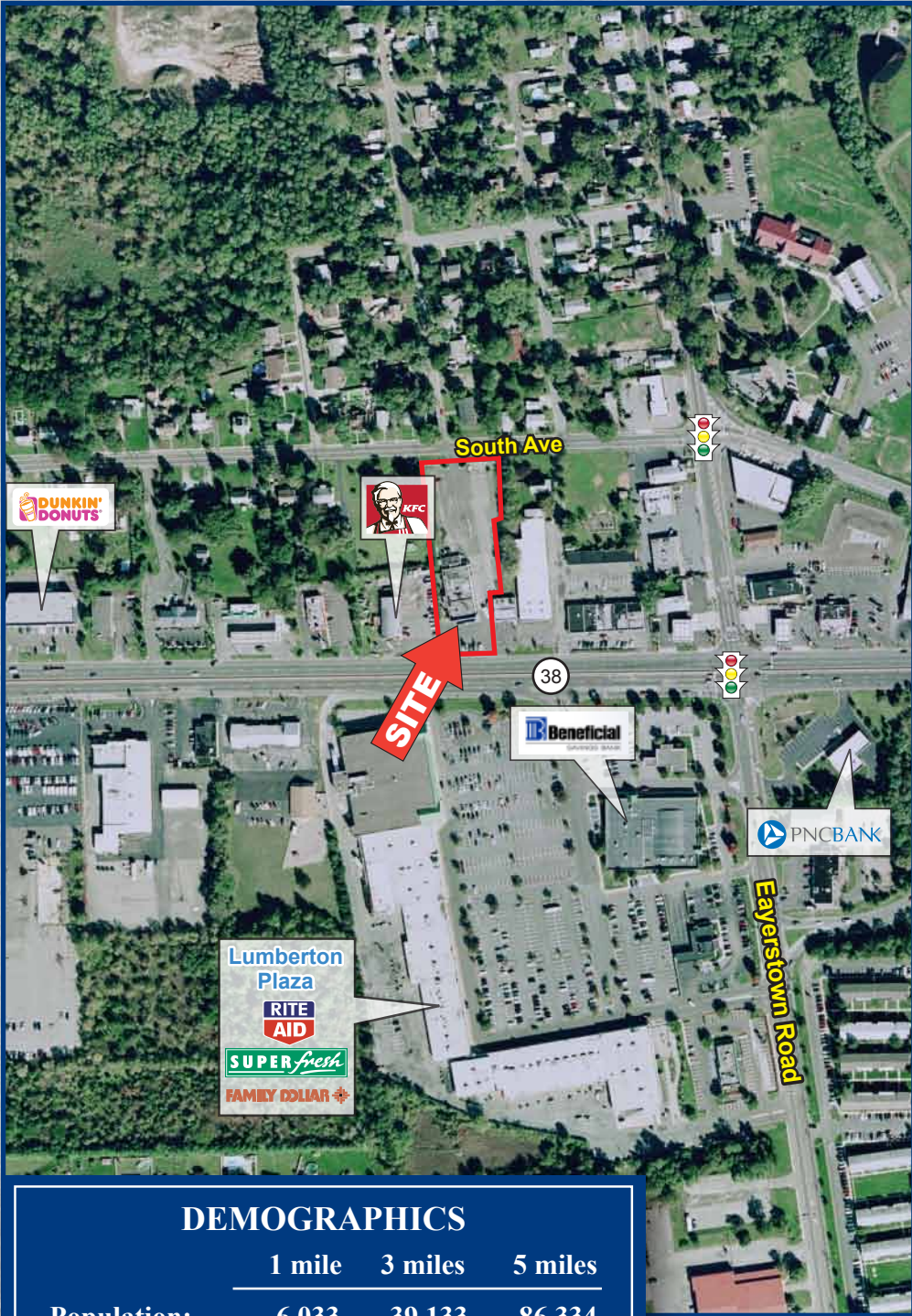


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FORMER RESTAURANT AVAILABLE
FOR SALE OR LEASE

1643 Route 38, Mount Holly, NJ



CENTER OF
THE RETAIL
MARKET!

- Completely renovated restaurant of +/- 9,300 SF on an approximately 2 acre parcel
- Two street frontage; Busy South Avenue provides access to the traffic light on Rt 38 and Virtua Memorial Hospital
- Center of the community, Mount Holly is the County Seat for Burlington County
- Virtua Memorial Hospital, located blocks away, is one of the largest medical employers in the county
- Neighboring retailers include SuperFresh, Shop Rite, Lowes's, Rite Aid, Wawa and McDonalds
- Liquor License Available

FOR ADDITIONAL INFO
Contact Jay Miller
610.834.8000
jmill@famecoretail.com

DEMOGRAPHICS			
	1 mile	3 miles	5 miles
Population:	6,033	39,133	86,334
Med HH Inc:	\$ 63,727	\$ 71,982	\$ 75,896
Daytime Pop:	5,897	23,458	46,389

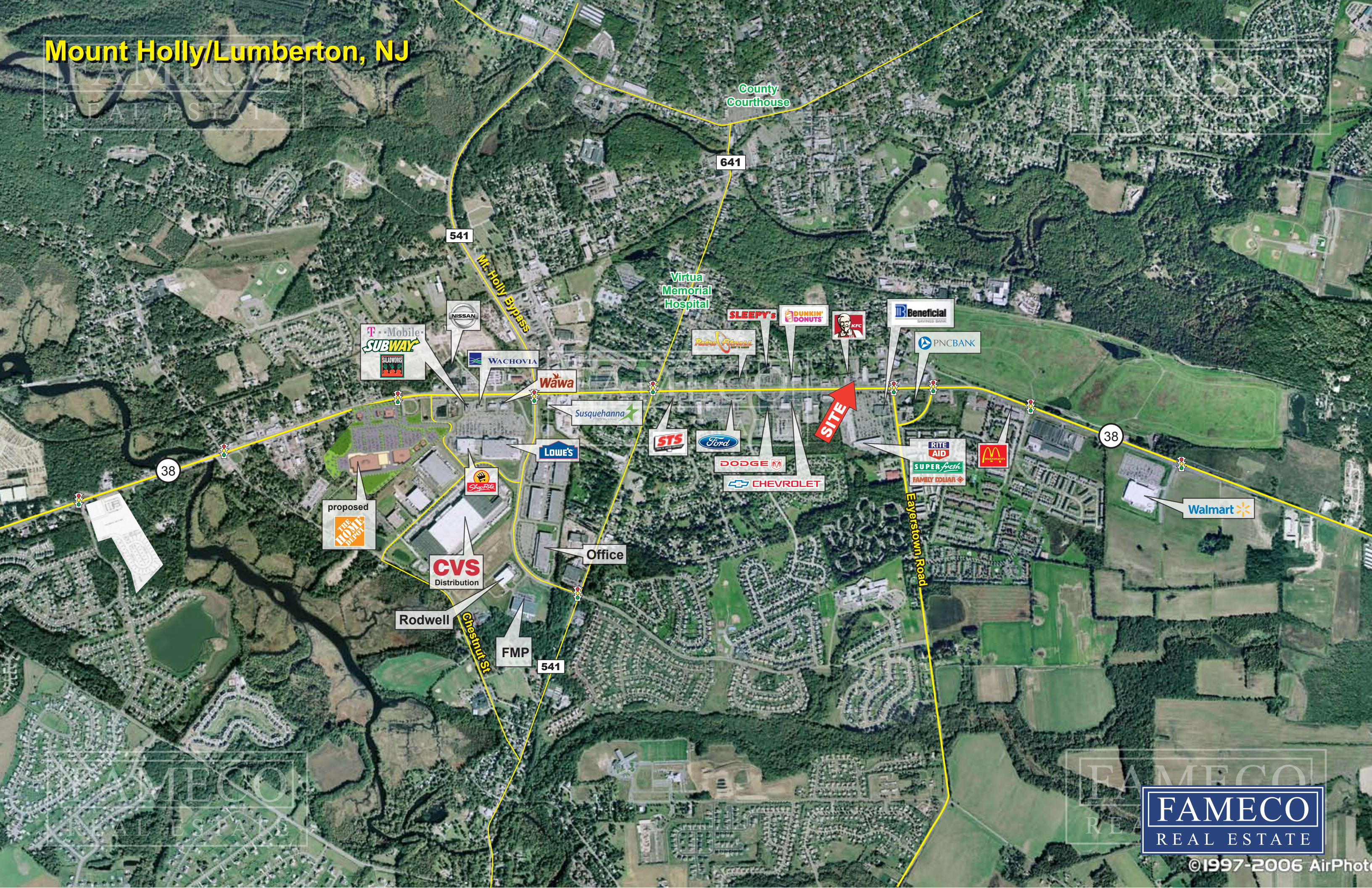
CORPORATE OFFICE
633 West Germantown Pike, Suite 200
Plymouth Meeting, PA 19462
Phone: 610.834.8000
Fax: 610.834.1793



Mount Holly/Lumberton, NJ

FAMECO
REAL ESTATE

FAMECO
REAL ESTATE



County
Courthouse

641

541

Mt. Holly Bypass

Virtua
Memorial
Hospital

T-Mobile
SUBWAY
SALADWORKS

NISSAN

WACHOVIA

Wawa

Susquehanna

Lowe's

Shipe's

proposed
THE HOME
DEPOT

CVS
Distribution

Rodwell

Chestnut St

FMP

541

Office

STS

Ford

DODGE

CHEVROLET

SITE

SLEEPY'S

DUNKIN' DONUTS

KFC

Beneficial

PNC BANK

RITE AID

SUPER fresh

FAMILY DOLLAR

McDonald's

38

Walmart

Eyerstown Road

FAMECO
REAL ESTATE

FAMECO
REAL ESTATE

FAMECO
REAL ESTATE