



**1515** **WOODBURY** ROAD  
**GLASSBORO**

(BLOCK 36.06, LOT 1.01)  
**WENONAH, NEW JERSEY**

### For Sale - Contact

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# DETAILS

## Building Size

- +/- 3,964 SF

## Asking Price

- \$895,000

## Lot Size

- +/- 2.64 Acres

## Taxes

- \$44,589.49 (2024)

## Zoning: P0 (Professional Office)

- Community residences
- Private recreation club
- Professional office or medical building
- Single family detached dwelling
- Two family dwelling on conversion only

## Site Description

- Prime former +/- 3,964 SF freestanding bank on +/-2.64 acre parcel for sale at the traffic light controlled intersection of Woodbury Glassboro Road (County Road 553) and Mantua Avenue with full ingress and egress from both roads
- Pristine and exclusive stone façade
- Substantial parking with +/-28 spaces
- Recently remodeled replaced front windows, ceiling, flooring and parking lot resealed
- Wells Fargo Bank, N.A. will operate a separate ATM vestibule that will provide an immediate rental stream to new owner

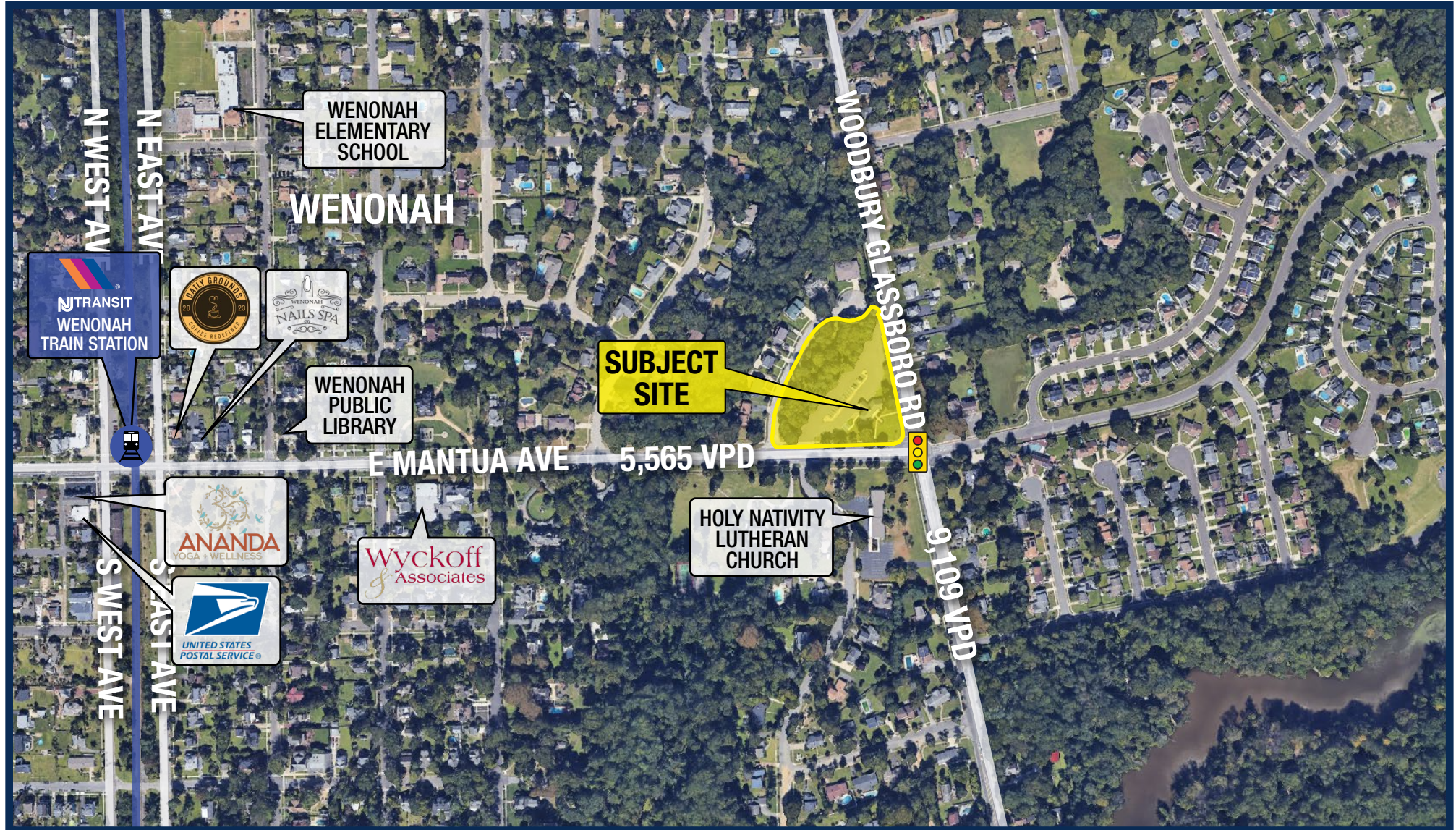
## Demographics

Radius	Population	Total Daytime Population	Median Household Income
1 Mile	5,810	3,544	\$111,003
3 Mile	53,608	45,460	\$98,986
5 Mile	147,398	138,147	\$98,725



# MARKET AERIAL

## Micro Market Aerial



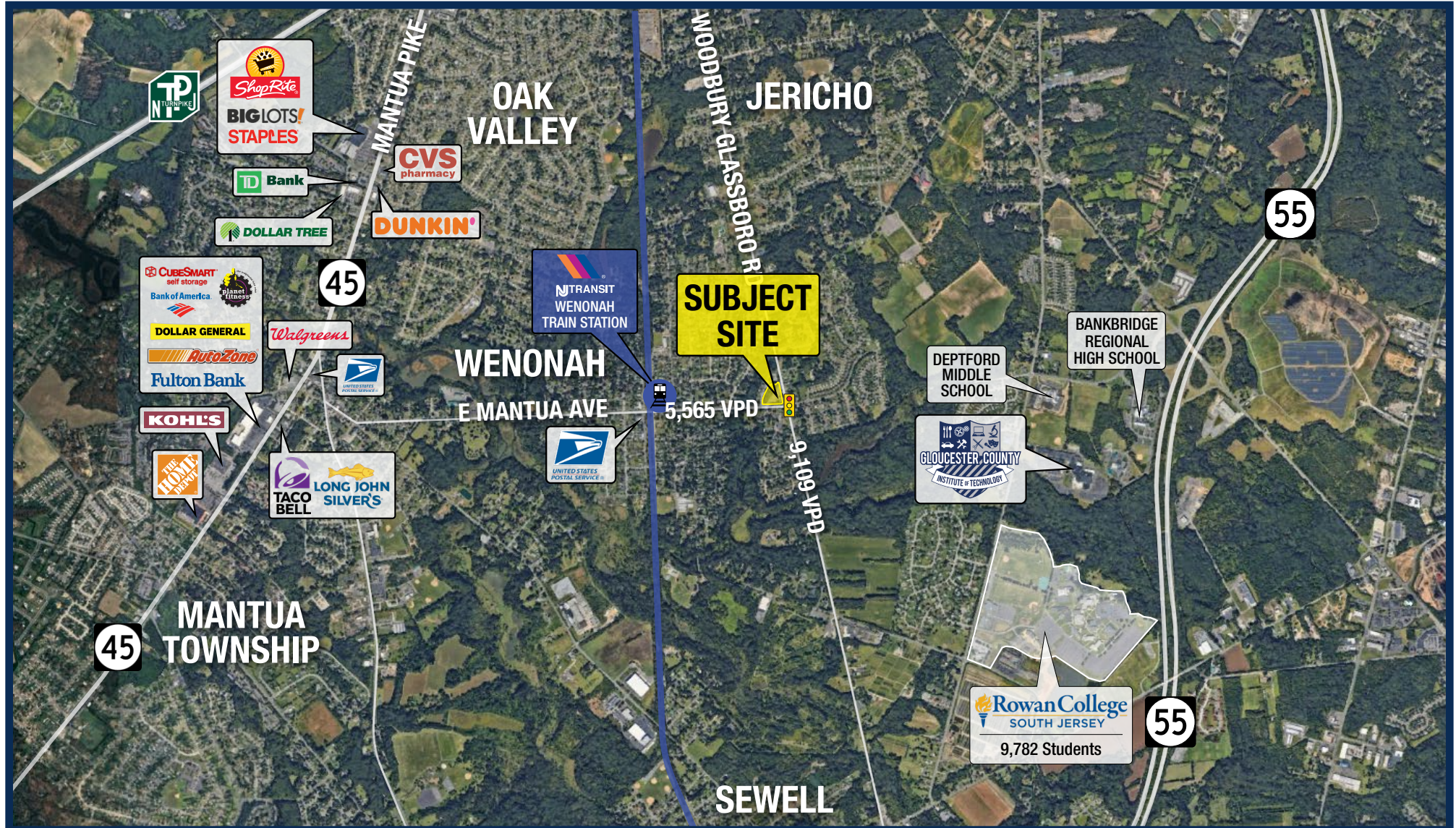
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# MARKET AERIAL

## Macro Market Aerial



**1515** WOODBURY GLASSBORO RD

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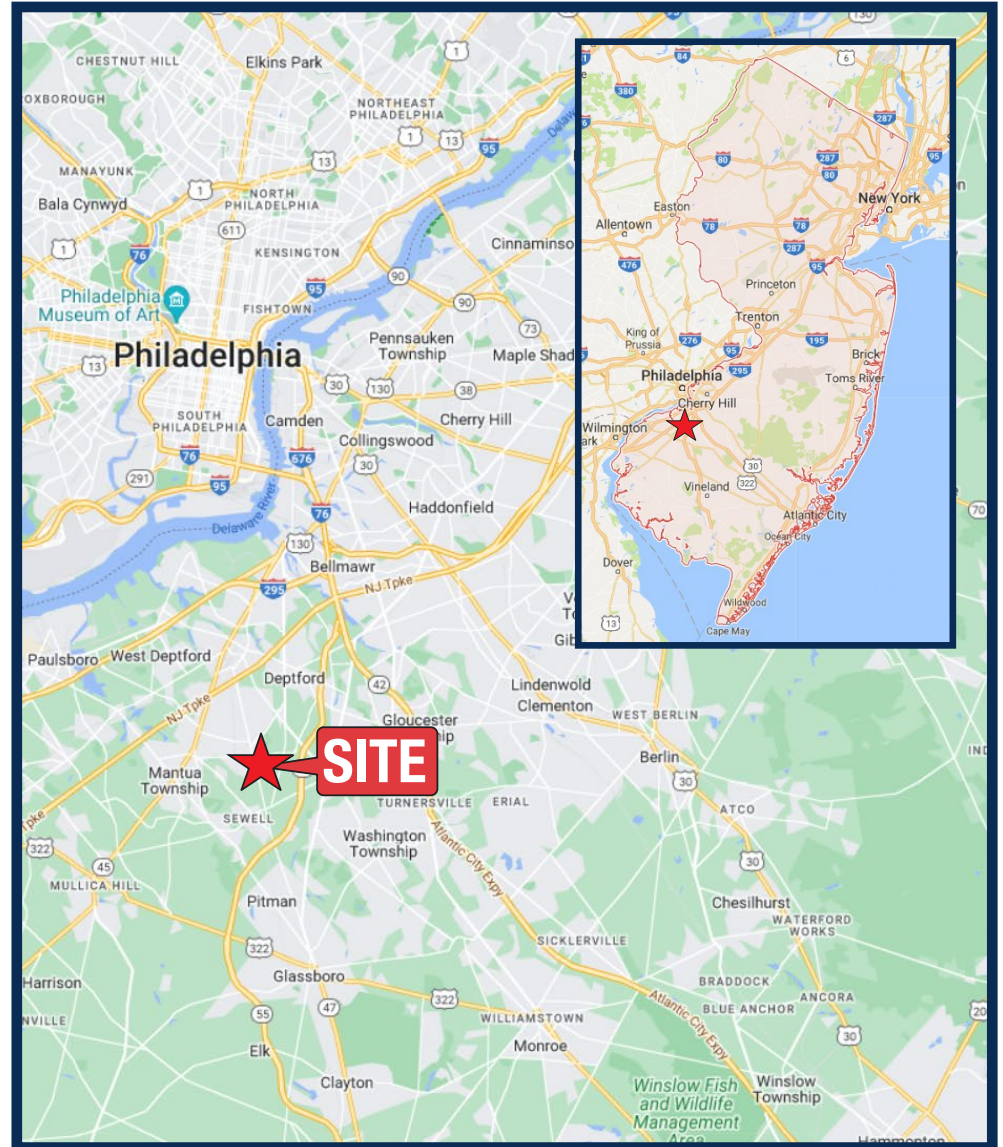
# LOCATION

Estimated Property Line



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State Map



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