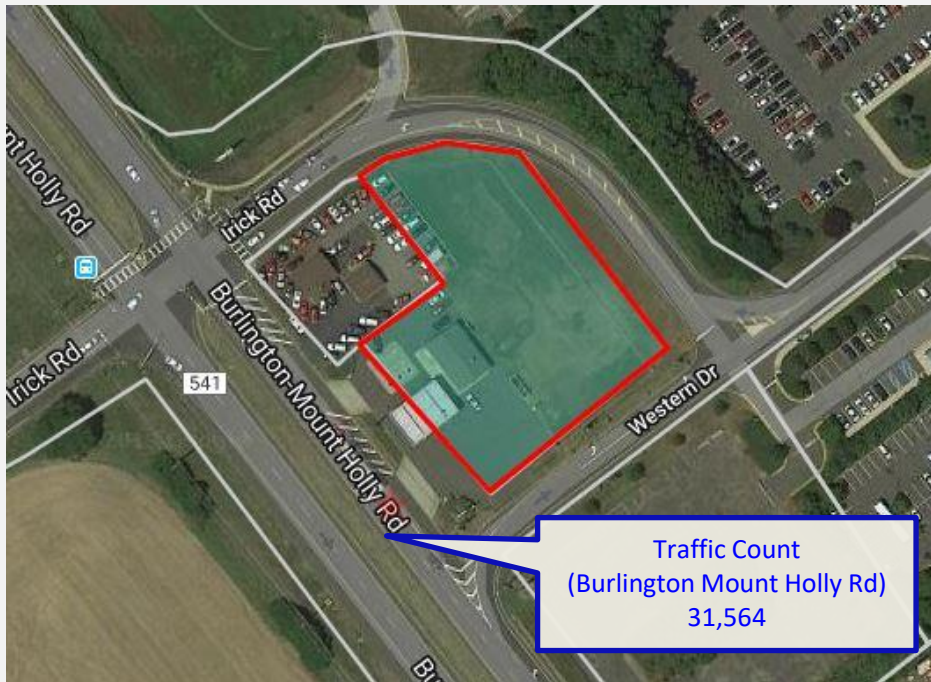


ZOLTEK

COMMERCIAL REAL ESTATE SERVICES

1 Acre Available For Ground Lease or BTS
2048 Route 541 North
Westampton, NJ 08060



- 1 Acres Available For Ground Lease or BTS
- Currently a Gas Station
- Located Near On & Off Ramp For NJ Turnpike Exit 5
- Commercial Zone
- Located Near Hotels: Holiday Inn, Hilton, Hampton Inn, Best Western, Marriot, Red Roof Inn.
- **National Neighboring Tenants:**
Home Depot, Target, Kohls, Dicks Sporting Goods, Regal Cinemas, Starbucks, IHOP, TGI Fridays

**FOR MORE INFORMATION,
PLEASE CONTACT
EXCLUSIVE BROKER:**

Urszula Zoltek
973.798.6130. Ext 1001
Urszula@ZoltekCRE.com

ZOLTEK COMMERCIAL REAL ESTATE SERVICES- Licensed Real Estate Broker- 15 Furler Street, Totowa, New Jersey 07512 * T: 973.798.6130

WWW.ZOLTEKCRE.COM ALTHOUGH ALL THE INFORMATION REGARDING PROPERTY FOR SALE, RENTAL OR FINANCING IS FROM SOURCES DEEMED RELIABLE SUCH INFORMATION HAS NOT BEEN VERIFIED, AND NO EXPRESS REPRESENTATION IS MADE NOR IS ANY TO BE IMPLIED AS TO THE ACCURACY THEREOF, AND IT IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE.

ZOLTEK

COMMERCIAL REAL ESTATE SERVICES

1 Acre Available For Ground Lease or BTS

2048 Route 541 North

Westampton, NJ 08060



ZOLTEK COMMERCIAL REAL ESTATE SERVICES- Licensed Real Estate Broker- 15 Furler Street, Totowa, New Jersey 07512 * T: 973.798.6130

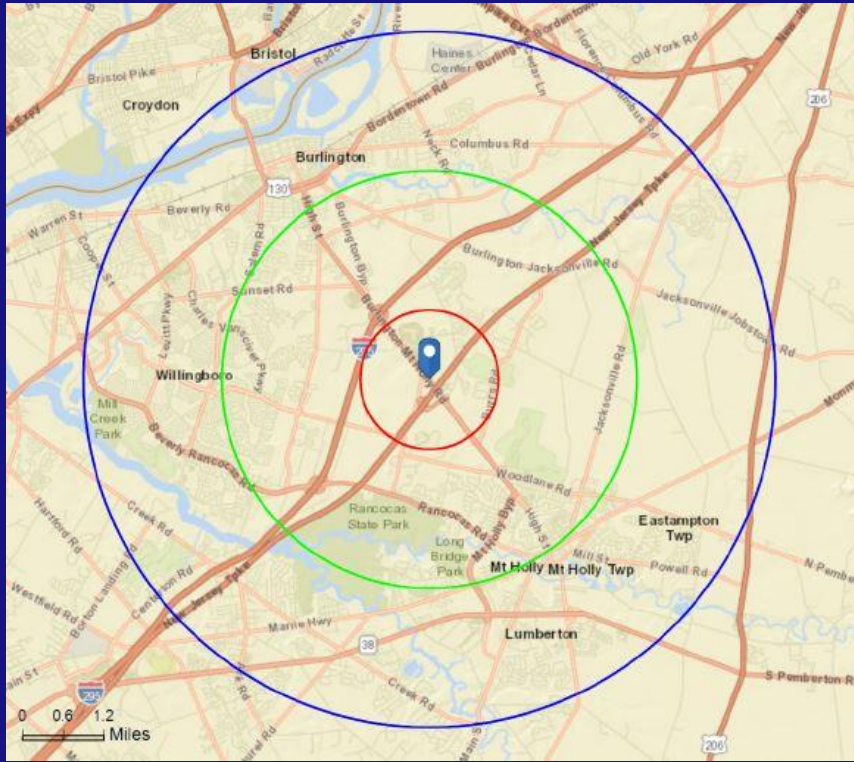
WWW.ZOLTEKCRE.COM ALTHOUGH ALL THE INFORMATION REGARDING PROPERTY FOR SALE, RENTAL OR FINANCING IS FROM SOURCES DEEMED RELIABLE SUCH INFORMATION HAS NOT BEEN VERIFIED, AND NO EXPRESS REPRESENTATION IS MADE NOR IS ANY TO BE IMPLIED AS TO THE ACCURACY THEREOF, AND IT IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE.



ZOLTEK

COMMERCIAL REAL ESTATE SERVICES

1 Acre Available For Ground Lease or BTS
2048 Route 541 North
Westampton, NJ 08060



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Population	1,268	38,149	126,320
Daytime Pop.	5,023	37,700	116,237
Households	538	13,411	46,665
Average Age	40.4	42.1	41.7
Average HH Income	\$119,325	\$89,641	\$81,379

FOR MORE INFORMATION, PLEASE CONTACT EXCLUSIVE BROKER:

Urszula Zoltek
973.798.6130. Ext 1001
Urszula@ZoltekCRE.com

ZOLTEK COMMERCIAL REAL ESTATE SERVICES- Licensed Real Estate Broker- 15 Furler Street, Totowa, New Jersey 07512 * T: 973.798.6130

WWW.ZOLTEKCRE.COM ALTHOUGH ALL THE INFORMATION REGARDING PROPERTY FOR SALE, RENTAL OR FINANCING IS FROM SOURCES DEEMED RELIABLE SUCH INFORMATION HAS NOT BEEN VERIFIED, AND NO EXPRESS REPRESENTATION IS MADE NOR IS ANY TO BE IMPLIED AS TO THE ACCURACY THEREOF, AND IT IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE.