



Office Building For Lease

Richwood Professional Building
516 Mullica Hill Rd., Mullica Hill, NJ



Available Spring 2023 - Strategically located 15,000 SF+- Building being built in Mullica Hill, Harrison Township, Gloucester County. This country living design offers a modern office environment is being offered For Lease as a grey shell allowing a Tenant to fitout the unit utilizing their respective contractors.

The Developer can also offer to provide a design build option to accommodate multiple office configurations, conference rooms, kitchenette and reception areas. The **Richwood Professional Building** is part of the fastest growing corridors in Southern NJ and the Harbaugh Developments newest venture is located adjacent to the CVS. Located on heavily traveled US 322 this location is just $\frac{3}{4}$ mile from Rt. 55 and the new Inspira Hospital. The close proximity to the NJ Turnpike, Rt. 295 & Rt. 42 allows access to the AC Expressway for easy commuting within the South Jersey, Philadelphia, Delaware and New York corridor.

Medical & Professional Office Space Available

Lease Rate: \$24 SF NNN, CAM

Lease Term: 10 Year (minimum)

Building Size: 15,000 SF (approx.)

-Grey Shell Design

-Minimum Divisible - 3,100 SF+-

Key Facts:

-Build to Suit Configurations

-Parking Designed for 76 Spaces

-Electric, Gas, Public Water & Septic

-Highway Signage

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