

523 HOLLYWOOD AVENUE

CHERRY HILL, NJ 08002



**PRIME OFFICE SPACE
ON ROUTE 38**

SUITES FOR
LEASE FROM
**947 SF to
8,287 SF**



LEASE RATE
Call for Information

NAIMertz

NAI Mertz | 21 Roland Avenue
Mount Laurel, NJ 08054
+1 856 234 9600 | naimertz.com

FOR MORE INFORMATION

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Julie Kronfeld

☎ +1 856 802 6516
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CURRENT AVAILABILITIES

523 HOLLYWOOD AVENUE

CHERRY HILL | NEW JERSEY

FIRST FLOOR FULLY LEASED

SECOND FLOOR SF

SUITE 207 1,153+/- SF Can be combined with Suite 207B for a total of 2,108+/- SF

SUITE 207B 955+/- SF

SUITE 209C 947+/- SF

THIRD FLOOR SF

SUITE 300A 8,287+/- SF

PROPERTY DESCRIPTION

523 Hollywood Avenue, a, exquisite three-story, multi-tenant office building located on the east side of Route 38 in Cherry Hill. The building features 30,000 SF of premiere, window-lined office space, surrounded by an abundance of nearby amenities, including the Cherry Hill Mall and the Shops at Garden State Park. Completely renovated and upgraded building with luxurious finishes throughout. Improvements include new roof, new HVAC, upgraded LED lighting as well as new safety / security cameras. Less than a 10-minute drive from I-295, the New Jersey Turnpike, and Center City Philadelphia.



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IDEALLY LOCATED
SUBURBAN
OFFICE SPACE



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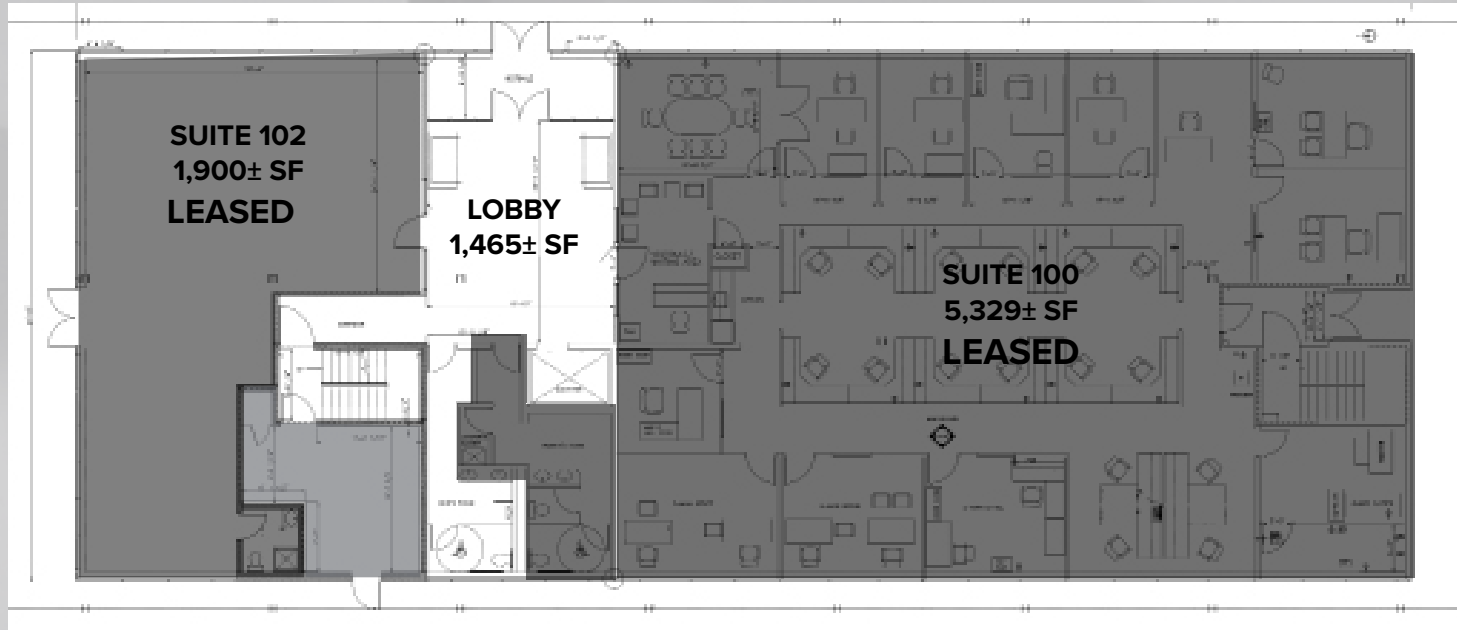
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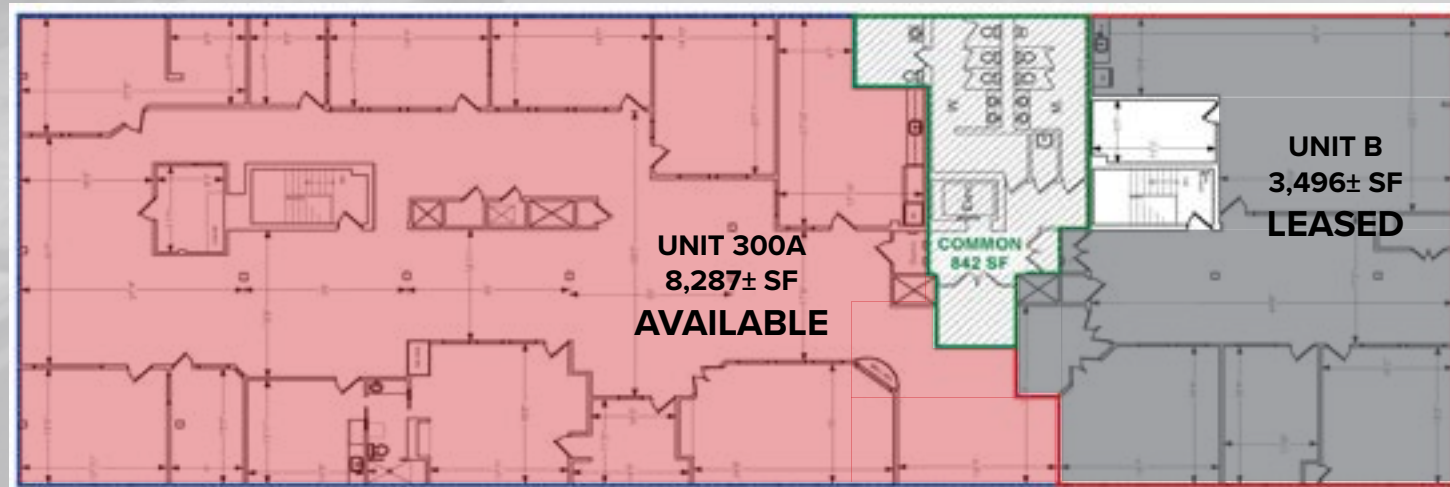
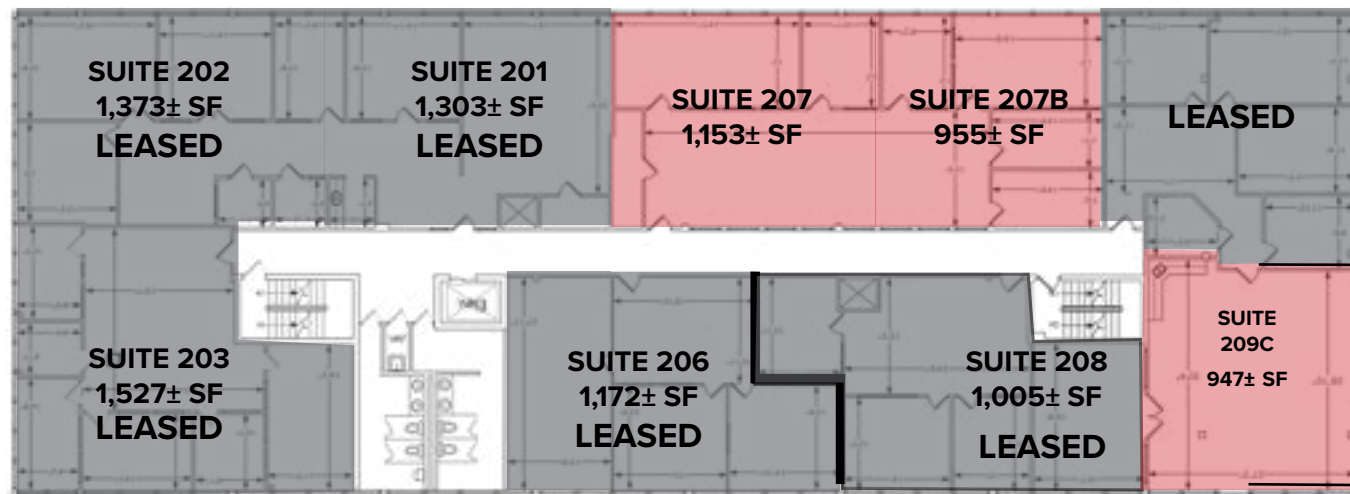
LOBBY

FLOORPLANS

FIRST FLOOR



SECOND FLOOR



523 HOLLYWOOD AVENUE

CHERRY HILL, NJ 08002



LOCATION INFORMATION

- Located on Route 38, 0.5 mile from the Cherry Hill Mall
- Within a 10 minute drive of I-295, the New Jersey Turnpike, and Center City Philadelphia



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