

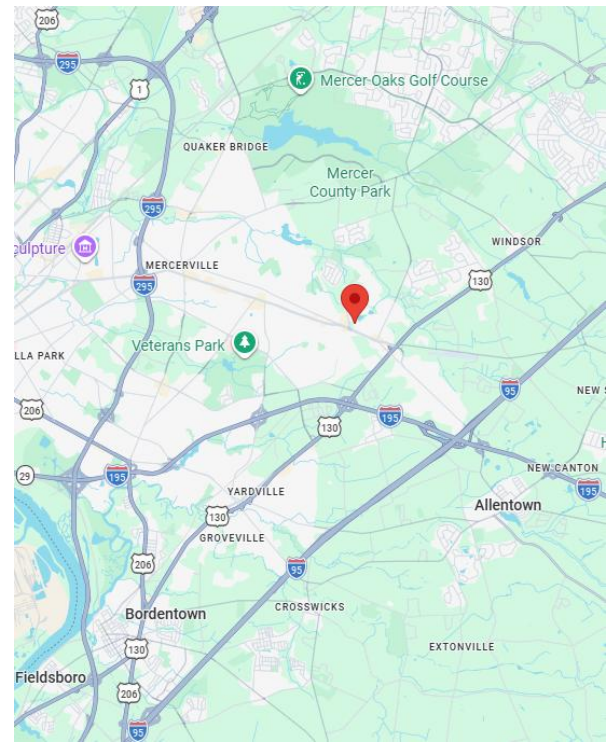


1 Union Street, Robbinsville, NJ 08691
Washington Town Center

67,538 SF Office Building

- NOI: \$1,077,157.60
- 78.48% Medical Tenants (52,329 SF)
- Great Window Line, Front of Building
- Double Glass Door Entry
- 3-Story Building; Two Elevators
- Handicap Accessible
- Year Built: 2004; Zoning: TC Town Center
- Parking: 241 Total Spaces or 3.3/1000 SF
- Full Wet Sprinkler System
- Easy Access to NJ Turnpike, Routes 195, 33 & 130
- LIVE - WORK - PLAY: Residential, Retail, Medical, Restaurants within walking distance.
- Medical Tenants Include: Mercer Bucks Cardiology, Princeton Healthcare, Beck Nose & Sinus Center, Healthy Kids Pediatric, Princeton Orthopedics, Penn Medicine, Capital Health, Little Teeth Workshop, Advocare, RWJ Barnabas

Sale Price: \$22,500,000.00 or \$333.15/SF



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

For more information: [Gerard Fennelly](#), [Harrison Westfall](#)

For Sale

Office / Medical Building

1 Union Street

Robbinsville, NJ 08691

Washington Town Center

