

TURNKEY MEDICAL OFFICE **FOR LEASE**



2301 E EVESHAM ROAD
VOORHEES, NJ

RD⁺
**ROTHBERG
DUBROW**

PROPERTY SUMMARY

2301 E Evesham Road is a **turnkey medical office suite** located within the **Pavilions of Voorhees**, a premier medical campus home to a wide range of healthcare specialists including **OBGYNs, dermatologists, oral surgeons, neurologists, and more**—making it a true medical destination.

The space features separate **doctor and patient entrances, exam and procedure rooms, a nurse's station, lab, visible signage from Evesham Road with this site being the endcap, and brand-new finishes** including countertops, cabinets, flooring, and LED lighting.

With **high visibility on Evesham Road**, which sees an average of **21,700 cars per day**, easy access to **major highways**, and **abundant on-site parking**, this location offers an **ideal, move-in-ready opportunity for medical professionals** seeking to practice among a strong network of peers in a thriving corridor.



AT A GLANCE



SQUARE FOOTAGE
2,339



SIGNAGE
Visible along Evesham
Road



TOWN
Voorhees Township



PARKING
Surface lot



ACCESS
Patient & practitioner
access doors



VEHICLES PER DAY
21,700 along Evesham
Road





AREA

Located in Camden County, **Voorhees, New Jersey** is a well-established suburban township with a population of just over 30,000. Voorhees offers a balance between peaceful residential living and access to commercial amenities.

The township features a mix of **residential neighborhoods, retail centers, and medical and professional offices**, making it attractive for both residents and businesses.

The township offers easy access to major roadways like **Route 73, I-295, and the PATCO High-Speed Line**, making commuting to Philadelphia and other parts of South Jersey convenient.

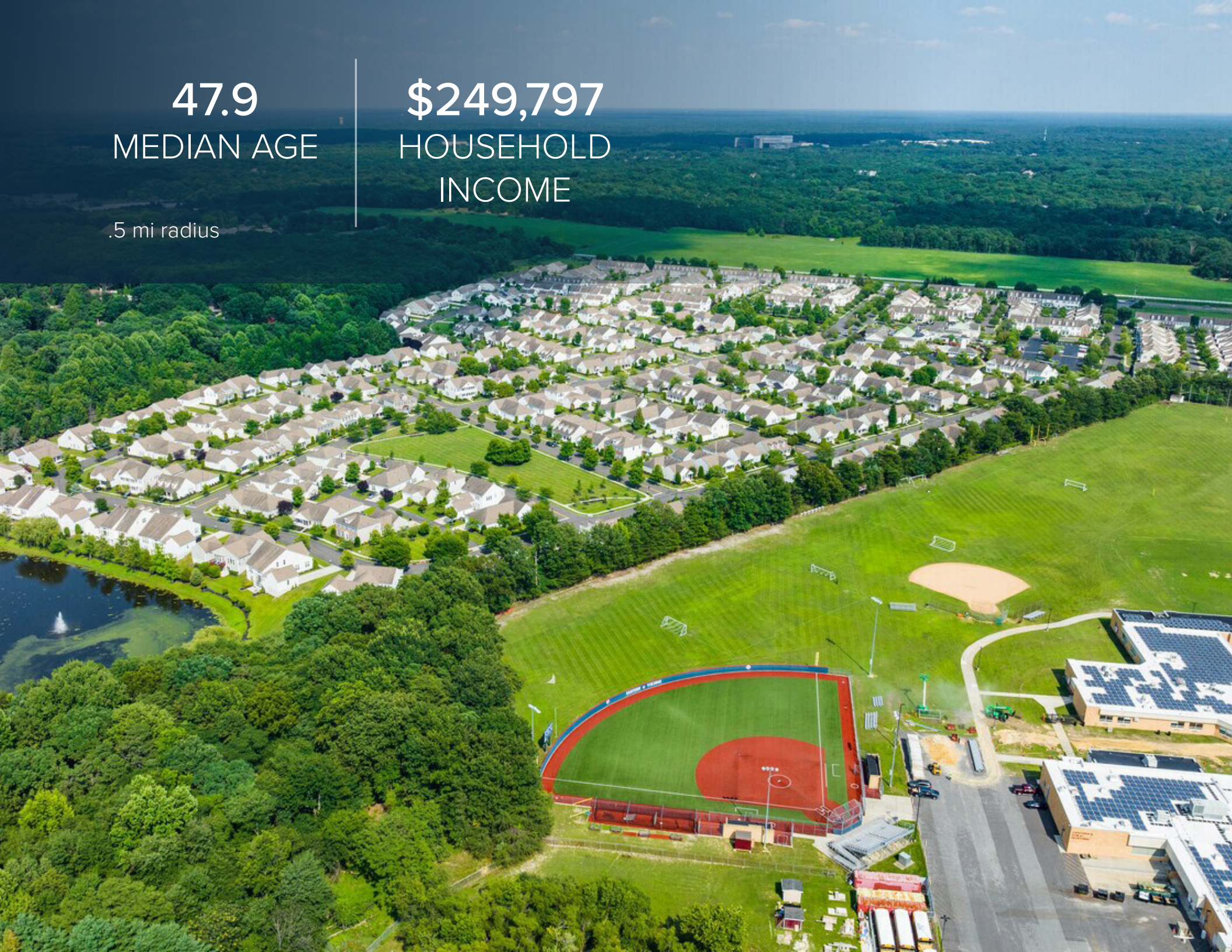
The local economy is supported by a blend of **healthcare, professional services, retail, and education**, with large institutions such as Virtua Health playing a prominent role.



47.9
MEDIAN AGE

.5 mi radius

\$249,797
HOUSEHOLD
INCOME



AERIAL

Evesham Road

Holly Oak Drive



2301 E Evesham sits in a prime location within the mostly medical campus, The Pavilions of Voorhees, as a high visibility corner suite on Evesham Road

AMENITY MAP

2301 E Evesham Rd

- 11
- 12
- 4
- 13
- 14
- 7
- 8
- 9
- 10

Food & Restaurants

- | | |
|-------------------------|--------------------|
| 1. Starbucks | 8. The Kibitz Room |
| 2. Pizza Twist | 9. Chick-fil-A |
| 3. Classic Cake | 10. McDonald's |
| 4. Tabboulee | 11. P.F. Chang's |
| 5. Radin's Delicatessen | 12. Redstone |
| 6. Wawa | 13. Brio |
| 7. Shangri La | 14. LaScala's Fire |

Stores, Retail, & Fitness

- | | |
|----------------------|--------------|
| 1. ShopRite | 6. Ross |
| 2. Target | 7. lululemon |
| 3. ACME Market | 8. Apple |
| 4. Five Below | 9. Sephora |
| 5. Bath & Body Works | 10. Coach |

Area Attractions

- | | |
|----------------------|--------------------------|
| 1. Saddlehill Winery | 4. Promenade at Sagemore |
| 2. AMC Voorhees | |
| 3. Stafford Trail | |

Hotels

- | | |
|-------------------------|------------------------|
| 1. SpringHill Suites | 3. Holiday Inn Express |
| 2. Comfort Inn & Suites | |

ACCESS MAP



INTERSTATE
295

TP
TURNPIKE

PATCO

PATCO

Evesham Road

Evesham Road

70

73

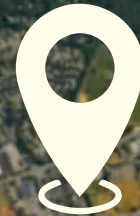
73

HEALTHCARE MAP

advocare
Your Health. Our Purpose.

Virtua Health

advocare
Your Health. Our Purpose.



Virtua Health

Virtua Health

Cooper
University Health Care

Jefferson Health
HOME OF SIDNEY KIMMEL MEDICAL COLLEGE

Penn Medicine

Penn Medicine

Virtua Health



JONATHAN D. DUBROW

DIRECT | 267.238.4231

MOBILE | 856.889.6796

Jonathan@rothbergdubrow.com



AJ CHECKOFF

MOBILE | 856.761.7115

Aj@rothbergdubrow.com

OFFICE | 267.238.3500

rothbergdubrow.com



**COLDWELL BANKER
COMMERCIAL**

The information contained herein has been obtained from sources deemed reliable. Coldwell Banker Commercial cannot verify it and makes no guarantee, warranty, or representation about its accuracy. Any opinions, assumptions, or estimates provided by Coldwell Banker Commercial are for discussion purposes only and do not represent the current or future performance of a property, location, or market.