

PRINCESS ROAD OFFICE PARK

4 Princess Road | Lawrenceville | Mercer County | New Jersey



Situated on nine acres of professionally landscaped and managed grounds, this two building complex offers 47,094 sf (+/-) of medical/office space.

Princess Road Office Park is conveniently located in Mercer County squarely between the bustling cities of New York and Philadelphia. Highly visible from nearby traffic thoroughfares, the property is situated at the Interchange of Exit 68 on Route 295 near Princeton Pike and Franklin Corner Road.

DEMOGRAPHICS

Radius	3 Miles	5 Miles	7 Miles
Population	46,268	173,974	333,490
Households	17,054	63,392	120,047
Average Household Income	\$117,596	\$118,718	\$123,247

11/21

FEATURES

- One-story, innovative two building complex totaling 47,094 sf (+/-)
- Private bathroom, kitchenette and separate utilities for each suite
- Built to suit tenant spaces
- High-speed internet access available
- On-site Day Care
- 336 Parking spaces available on-site with handicap accessibility
- Located in Mercer County squarely between the bustling cities of New York and Philadelphia
- High visibility
- Close proximity to hotels and restaurants in the Princeton and Trenton areas
- 9 Acres of professionally landscaped and managed medical/office space

**SUITE SIZES AVAILABLE FOR LEASE:
FULLY LEASED**

(908) 874-8686 | LarkenAssociates.com

Immediate Occupancy | Brokers Protected

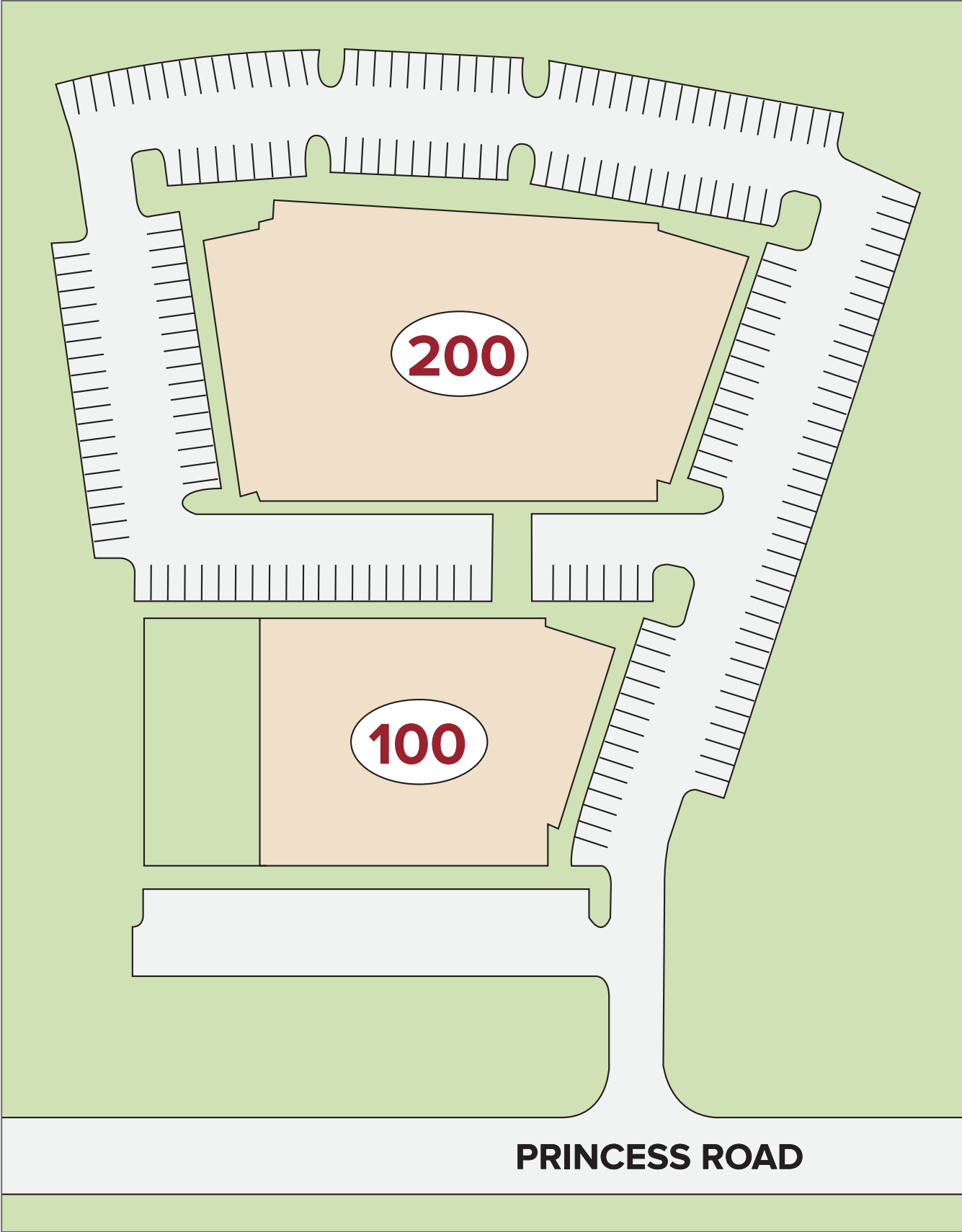


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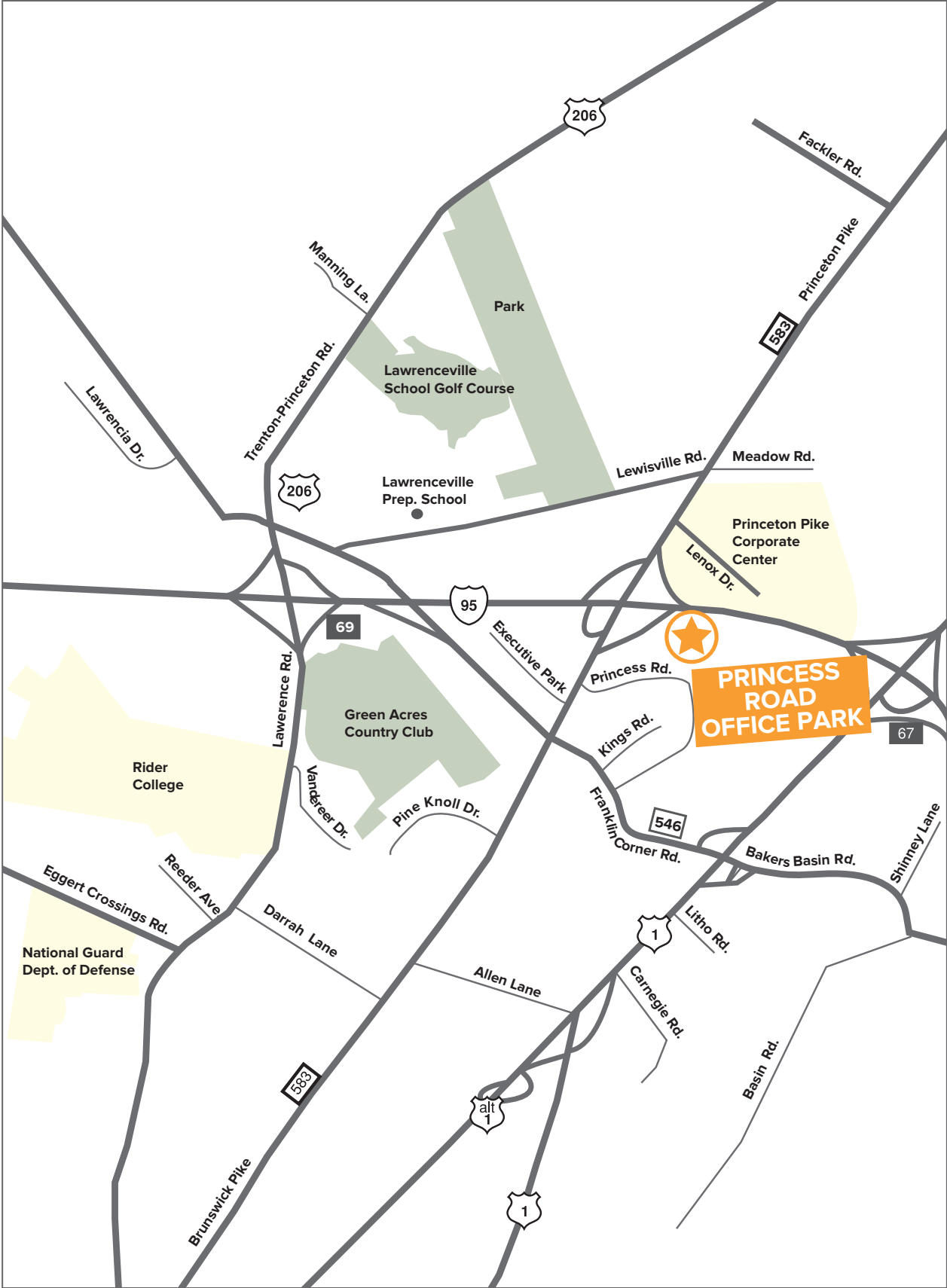
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BUILDING 100

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BUILDING 200

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