

400 W Route 38 | Moorestown, NJ 08057

Medical leasing at Moorestown Mall

Join Cooper University Health Care and other premier tenants as the Moorestown Mall evolves into a regional hub for health and wellness. Up to 60,000 SF available. Conveniently located off Route 38 in South Jersey, with ample parking and connections to major roadways, this highly visible property ensures easy access for medical and wellness professionals.

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Property Overview

- Anchored by Cooper University Health Care
- Up to 60,000 SF available for leasing
- New multi-family development adjacent to Boscov's consisting of 375 apartment homes
- Close to major roadways: Route 38, I-295, Route 73 and Route 41



95.7%
occupancy

Cooper at Moorestown

Cooper University Health Care opened their largest and most expansive ambulatory campus at Moorestown Mall. The multispecialty Moorestown campus brings advanced technology, ease of care for patients, and the first phase in revitalizing the mall site.



5

Clinical areas with
primary and specialty
care services

90

Exam rooms

600⁺

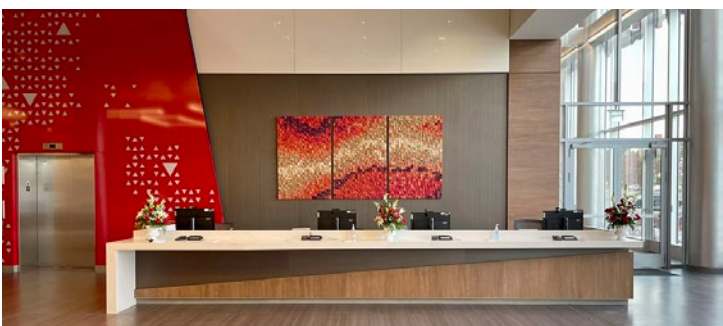
Patients daily

250⁺

Employees

1

Onsite Labcorp



Re-envisioning a Mall



An exciting **new vision** for a classic American mall

Moorestown Mall is set to transform into a central community destination, offering a blend of convenience and lifestyle amenities. This mixed-use development integrates residential spaces and cutting-edge healthcare facilities with premier entertainment, fitness, beauty services, and engaging experiences. It will also feature highly-rated restaurants alongside national and discount retail options.

Local Snapshot



Traffic Counts		Local Medical/Health/Wellness Centers		
	AADT			
Route 38	87.7k	1	Nova Dermatology	
Lenola Road	13.5k	2	South Jersey Skin Care and Laser Center	
Interstate 295	104k	3	Moorestown Pediatrics	
New Jersey Turnpike	80k	4	Canal Peridontal Partners	

Demographics	1 Mile	3 Miles	5 Miles
Population	5,314	78,282	207,625
Households	1,321	20,046	55,105
Avg. HHI	\$112,019	\$134,787	\$147,570
Employees	18,267	69,537	152,159





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